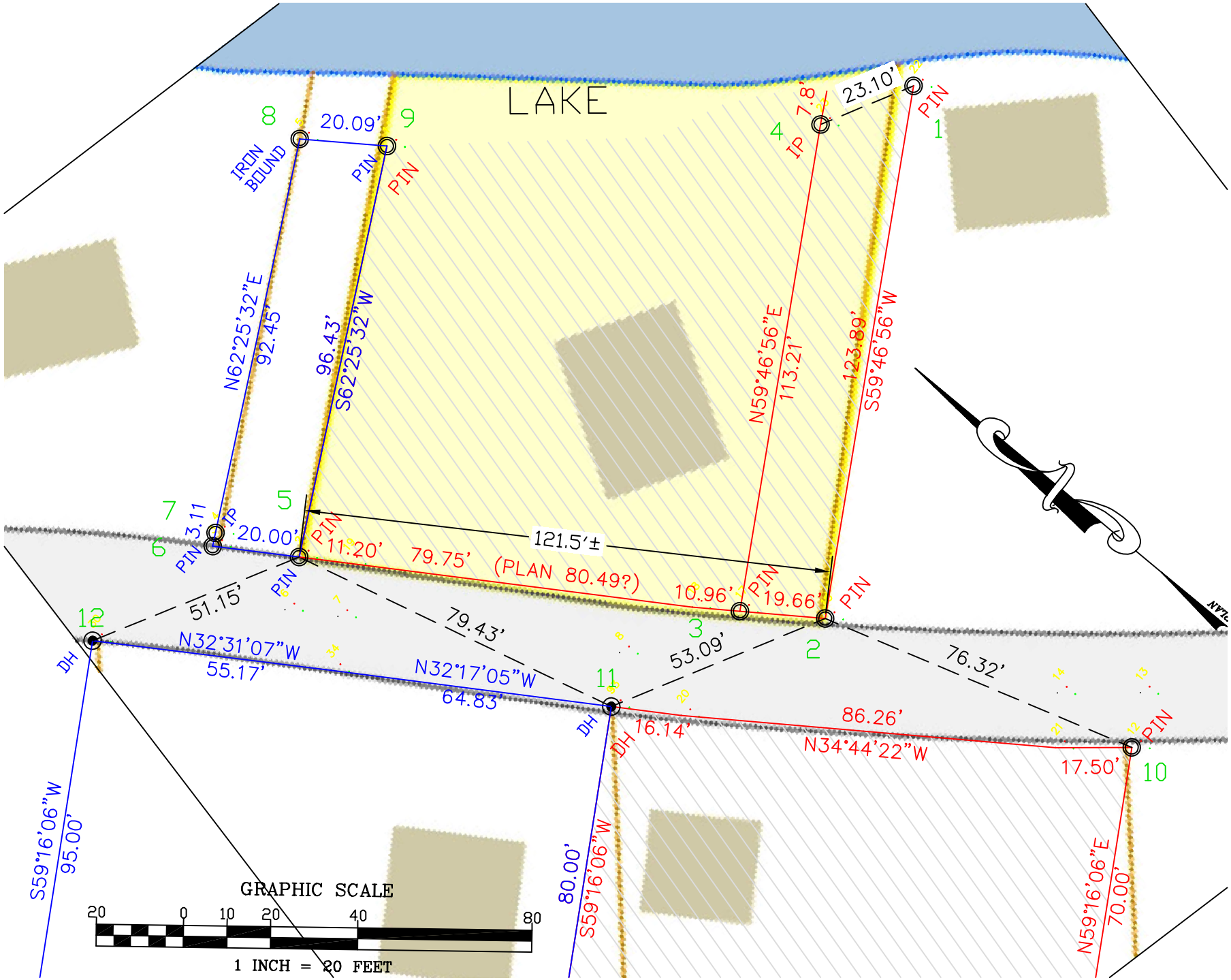

LAKE
8
9
20.09'
IRON BOUND
PIN
PIN
N62°25'32"E
92.45'
96.43'
S62°25'32"W
4
IP
7.8'
23.10'
PIN
1
N59°46'56"E
113.21'
123.89'
S59°46'56"W
7
IP
3.11
6
PIN
20.00'
5
PIN
11.20'
79.75'
(PLAN 80.49?)
121.5'±
10.96'
PIN
19.66'
PIN
3
2
12
51.15'
79.43'
53.09'
76.32'
DH
N32°31'07"W
55.17'
N32°17'05"W
64.83'
11
DH
DH
16.14'
86.26'
N34°44'22"W
17.50'
PIN
10
S59°16'06"W
95.00'
80.00'
S59°16'06"W
N59°16'06"E
70.00'
GRAPHIC SCALE
20 0 10 20 40 80
1 INCH = 20 FEET

Command= 210-
Point#, Start#-End# or G#= 1-255

Bearing	Distance	Elev	Descrip	Pnt.	Northing	Easting	Type
----------02-06-2025-----				14:38:29----------		D:...\BMHOME16	
				1	5000.0000	5000.0000	
				2	4955.3625	4914.5235	TRA
				3	4972.2268	4903.7719	TRA
				4	4973.6664	4906.5287	TRA
				5	5016.4599	4988.4741	INT
				6	4950.1433	4903.1102	TRA
				7	4939.8054	4909.7009	TRA
				8	4884.6935	4944.5207	TRA
				9	4878.3058	4933.7760	TRA
				10	4837.4244	4865.0104	TRA
				11	4744.5605	4942.5817	TRA
				12	4780.3318	5002.7516	TRA
				13	4786.8115	5013.6510	TRA
				14	4801.4402	5001.4640	TRA
				15	4847.0721	4969.8205	TRA
				16	4853.3833	4980.6565	TRA
				17	4869.5390	4969.4534	TRA
				18	4878.5454	4963.2079	TRA
				19	4945.9185	4920.5443	TRA
				20	4864.6610	4942.3968	TRA
				21	4793.7767	4991.5517	TRA
				22	4915.7357	5087.7122	TRA
				23	4926.5162	5067.2803	TRA
				30	4979.6300	4869.4928	TRA
				31	4931.0833	4787.8337	TRA
				32	4837.4244	4865.0104	TRA
				33	4878.3058	4933.7760	TRA
				34	4933.1134	4899.1486	TRA

Point#, Start#-End# or G#= 4-

LAKE

IRON BOUND

20.09'

PIN

PIN

N62°25'32"E
92.45'

96.43'
S62°25'32"W

IP

PIN 3.11

20.00'

PIN

PIN

11.20'

79.75' (PLAN 80.49?)

121.5'±

IP 7.8'

23.10'

PIN

N59°46'56"E
113.21'

123.89'
S59°46'56"W

10.96'

PIN

19.66'

PIN

51.15'

79.43'

53.09'

76.32'

DH

N32°31'07"W
55.17'

N32°17'05"W
64.83'

DH

DH 16.14'

86.26'
N34°44'22"W

17.50'

PIN

S59°16'06"W
95.00'

80.00'
S59°16'06"W

N59°16'06"E
70.00'

GRAPHIC SCALE

20 0 10 20 40 80

1 INCH = 20 FEET

DH

121.36'
S39°29'21"E

DH

DH

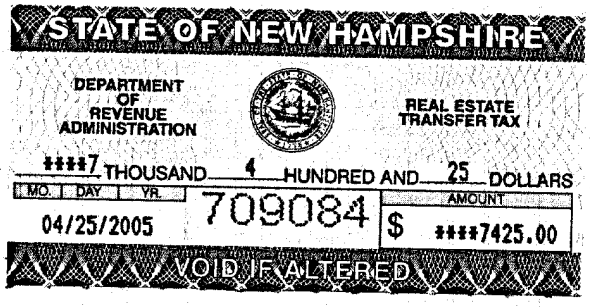
S39°52'22"E
121.00'

DH

PLAN

009370 2005 APR 25 AM 10: 16

STRAFFORD COUNTY
REGISTRY OF DEEDS



WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT, we, **John David Moorhead and Kara Beth Moorhead,** husband and wife of 102 South Shore Road, Town of New Durham, County of Strafford and State of New Hampshire, *for consideration paid,* grant to **Christopher F. Nevins and Eileen A. Nevins as Trustees of The Nevins Family Revocable Living Trust of 1995, u/d/t of September 14,1995,** of 36 Ashbrook Drive, Town of Hampton, County of Rockingham and State of New Hampshire, *with Warranty Covenants:*

A certain tract or parcel of land, with the buildings thereon, located on both sides of South Shore Road, New Durham, County of Strafford, State of New Hampshire, as shown on a certain plan entitled, "Lot Line Adjustment, James A. & Susan M. George, Frederick Gould, Nancy E. Joyce, Peter E. & Lauren C. Rowell, New Durham, NH", scale 1" = 20' dated June 1994 and revised July 1994, prepared by Frederick E. Drew Associates, Land Surveyors, 520 Route 126, Barrington, NH recorded in the Strafford County Registry of Deeds as Plan No. 44-60, and being more particularly bounded and described as follows:

Beginning at a ¾" rebar w/ID cap set on the Southerly shoreline of Merrymeeting Lake, said point being the Easterly corner of land now or formerly of Barry N. & Darlene Checchi; thence running S 62°25'32" W along the Easterly boundary of land now or formerly of Barry N. & Darlene Checchi for a distance of 96.36 feet to a ¾" rebar w/ID cap set on the Northerly sideline of South Shore Road; thence turning and running S 62°25'32" W for a distance of 12.55 feet to the apparent center line of South Shore Road; thence turning and running S 32°31'06" E along said center of South Shore Road for a distance of 12.26 feet to a point; thence turning and running S 32°17'05" E along said center line of South Shore Road for a distance of 65.19 feet to a point; thence turning and running S 59°16'06" W for a distance of 12.50 feet to a drill hole found and witness pin set; thence turning and running S 59°16'06" W along the Easterly boundary of land now or formerly of Barry N. & Darlene H. Checchi for a distance of 80.00 feet to a drill hole and witness pin set at the boundary of land now or formerly of Fountain Forestry, Inc.; thence turning and running S 39°52'22" E along the Northerly boundary of land now or formerly of Fountain Forestry, Inc., for a distance of 121.10 feet to a drill hole and witness pin set at the Westerly corner of land now

BK3176 PG0202

or formerly of Frederick Gould & Nancy E. Joyce, and being shown as Map 29/Lot 410 on the aforementioned plan; thence turning and running N 59°16'06" E along the Westerly boundary of land now or formerly of Frederick Gould & Nancy E. Joyce for a distance of 70.00 feet to a ¾" rebar w/ID cap set near the Southerly sideline of South Shore Road; thence continuing N 59°16'06" E for a distance of 12.68 feet to the center line of South Shore Road; thence turning and running N 39°47'50" W along the center line of South Shore Road for a distance of 19.04 feet to a point; thence turning and running N 34°44'22" W along the center line of South Shore Road for a distance of 55.53 feet to a point; thence turning and running N 59°46'56" E for a distance of 12.54 to the Northerly sideline of South Shore Road; thence turning and running N 59°46'56" E along the Westerly boundary of land now or formerly of Frederic Gould & Nancy E. Joyce for a distance of 123.89 feet to a ¾" rebar w/ID cap set along the Southerly shoreline of Merrymeeting Lake; thence turning and running in a Westerly direction along the shoreline of Merrymeeting Lake for a distance of 20.09 feet to an iron pipe; thence turning and running in a Southerly and Westerly direction along the Southerly shoreline of Merrymeeting Lake for a distance of 107 feet, more or less, to a ¾" rebar w/ID cap and the point of beginning.

Excepting and reserving from said conveyance that portion of South Shore Road that lies within the above described premises.

This conveyance is made upon the following express conditions and with the following restrictions, which said restrictions are made for the benefit of all owners of lots in said Merrymeeting Lake Shores Development.

1. There shall be erected on said premises no more than one single family dwelling house which shall be no more than one and one-half stories in height, nor shall it contain less than 400 square feet.
2. No building except a boat house shall be erected on the strip of land providing shore frontage for the "back lots".
3. No waste shall be permitted to enter the lake and septic tanks and suitable disposal systems shall be provided by each customer.
4. Said premises shall not be used for any commercial or manufacturing purposes of any kind.
5. No animals except household pets shall be kept or maintained on said premises.
6. There shall be no building, porch, or projection excepting boat houses, extending nearer than twenty (20) feet fro the front line of any lot or within ten (10) feet from the rear or side lines of any lot.
7. No old buildings or structures shall be placed or maintained on said premises.
8. The aforementioned lot is conveyed subject to the flowage rights of the Public Service Company of New Hampshire and other as now appear of record.

BK3176 PG0203

By acceptance of this conveyance, the Grantees, for themselves, their heirs, and assigns, shall waive all right that they have or thereafter may acquire to claim damages that may be occasioned by the raising or lowering of the water in Merrymeeting Lake.

Said premises are conveyed subject to and with the benefit of easements, restrictions, reservations and rights of way of record insofar ax the same are in force and applicable.

Grantors release all rights of homestead and other interests therein.

Meaning and intending to describe and convey the same premises conveyed to the Grantors by Warranty Deed dated July 28, 2000 and recorded in the Strafford County Registry of Deeds in Book 2219, Pages 303-305.

Witness our hand this 25 day of April, 2005.

Witness

John David Moorhead

Witness

Kara Beth Moorhead

STATE OF NEW HAMPSHIRE
STRAFFORD, ss

April 25, 2005

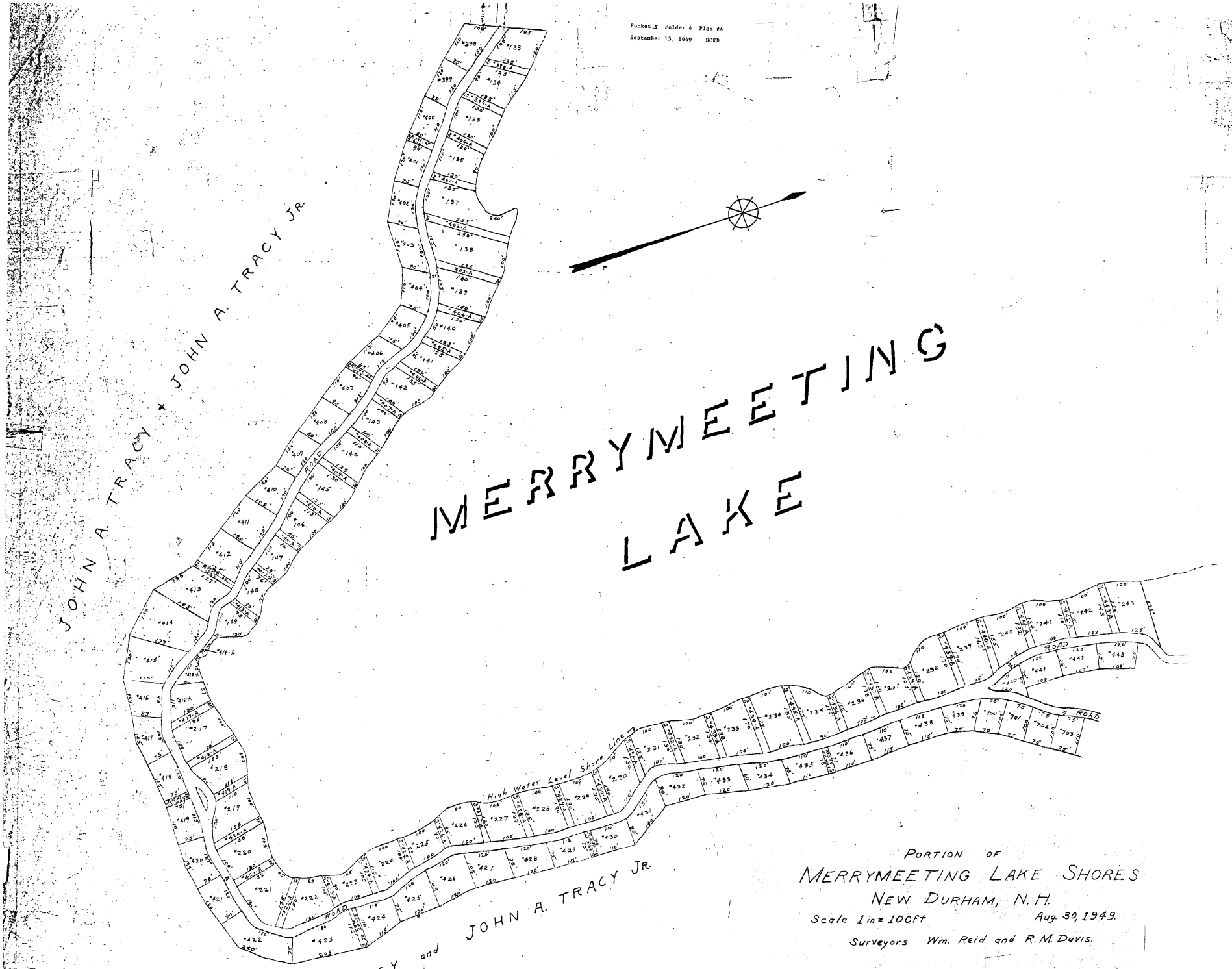
Personally appeared the above named, John David Moorhead and Kara Beth Moorhead, known to me or satisfactorily proven to be the same persons whose names are subscribed to the foregoing instrument and acknowledged that they executed the same for the purposes therein contained. Before me,

Notary Public

LINDA A. MEE
MY COMMISSION EXPIRES DEC. 1, 2009
NOTARY PUBLIC
NEW HAMPSHIRE

BK3176 PG0204

Pocket J Folder 4 Plan #4
September 15, 1949 SCRD



PORTION OF
MERRYMEETING LAKE SHORES
NEW DURHAM, N.H.
Scale 1 in = 100ft Aug. 30, 1949.
Surveyors Wm. Reid and R.M. Davis.

STRAFFORD COUNTY RECORDS.
Received Sept 15 1949
Recorded Vol. Page
Examined

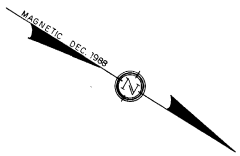
This plan supersedes plan dated July 1948

000398

89 JAN 10 PM 12:48

REGISTER OF DEEDS
STRAFFORD COUNTY

plan 35 - 123



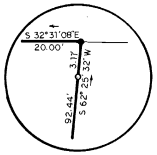
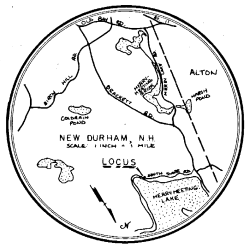


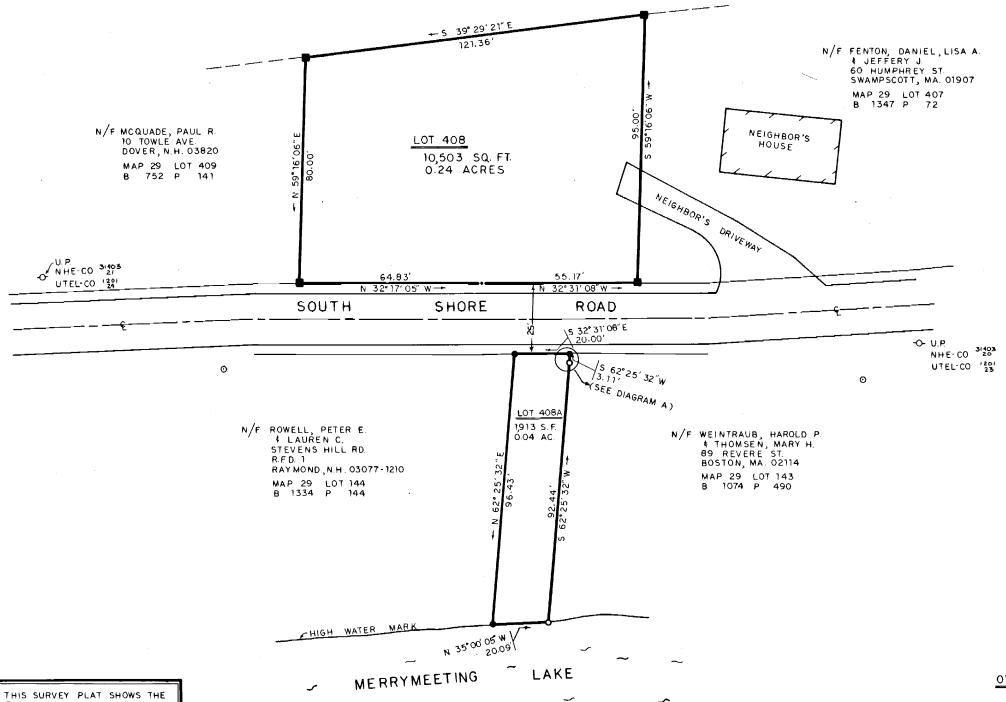
DIAGRAM A

LEGEND

- ● 3/4 REBAR W/ I.D. CAP (SET 12-27-88)
- ■ DRILL HOLE W/ WITNESS POST (SET 12-27-88)
- ○ IRON BOUND (FOUND)
- ⊙ IRON PIPE (FOUND)
- ⊸ UTILITY POLE



N/F FOUNTAIN FORESTRY, INC.
R.F.D. 1, BOX 5A
BARNSTEAD RD.
PITTSFIELD, N.H. 03263
MAP 17 LOT 1
B 1106 P 105



PLAN REFERENCE:
"MERRYMEETING LAKE SHORES"
DATED MAY 1, 1952, RECORDED S.C.R.D.

GRAPHIC SCALE
0' 10' 20' 40' 60' 80' 100'

I CERTIFY THAT THIS SURVEY PLAT SHOWS THE PROPERTY LINES THAT ARE THE LINES OF EXISTING OWNERSHIPS AND THAT THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE STREETS OR WAYS ALREADY ESTABLISHED AND THAT NO NEW LINES FOR DIVISION OF EXISTING OWNERSHIP OR FOR NO NEW WAYS ARE SHOWN.

David A. Berry 12/12/88
DAVID A. BERRY R.L.S. #328 DATE

OWNER:
BARRY N. & DARLENE H. CHECCHI
621 ESSEX ST.
BEVERLY, MA. 01915
MAP 29 LOTS 408 & 408A
B 1337 P 278

REVISION	DATE	DESCRIPTION

PLAN OF LAND
OF
BARRY N. & DARLENE H. CHECCHI
SOUTH SHORE ROAD
NEW DURHAM, N.H.

NO. 328 DAVID A. BERRY

BERRY SURVEYING & ENGINEERING
15 HILLCREST DRIVE
ROCHESTER, N.H. 332-2863

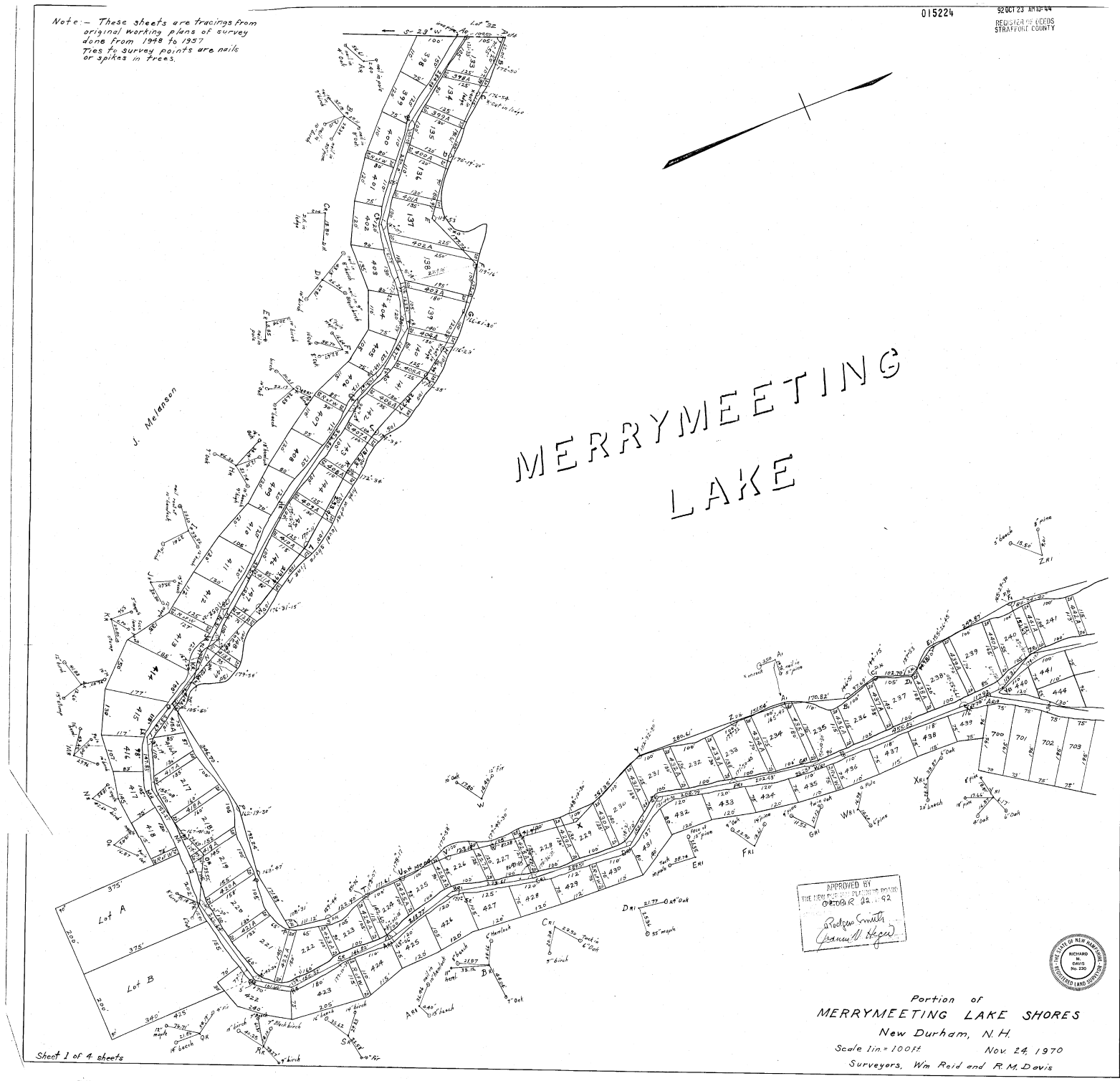
SCALE: 1 IN. EQUALS 20 FT.
DATE: DECEMBER 12, 1988
FILE NO.: DB1988 - 116

Note:- These sheets are tracings from original working plans of survey done from 1948 to 1957
Ties to survey points are nails or spikes in trees.

015224

92 OCT 23 AM 10:44
REGISTER OF DEEDS
STRAFFORD COUNTY

Plan 41 - 27



APPROVED BY
THE NEW DURHAM PLANNING BOARD
OCTOBER 22, 1992

RICHARD M. DAVIS
No. 230
REGISTERED LAND SURVEYOR
STATE OF NEW HAMPSHIRE

Portion of
MERRYMEETING LAKE SHORES
New Durham, N.H.
Scale 1 in. = 100 ft. Nov. 24, 1970
Surveyors, Wm Reid and R.M. Davis

Sheet 1 of 4 sheets

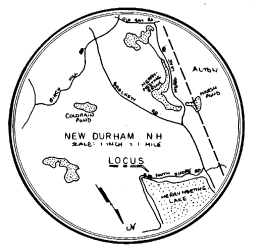
010821

89 JUL 14 AM 10:13

REGISTER OF DEEDS

LEGEND

- 3/4 REBAR W/ I.D. CAP (SET 6-89)
- DRILL HOLE W/ WITNESS POST (SET 12-88)
- IRON PIPE (FOUND)
- FENCE POST
- UTILITY POLE
- DRILL HOLE W/ WITNESS POST (SET 6-89)



N/F FOUNTAIN FORESTRY, INC.
R.F.D. 1, BOX 5A
BARNSTEAD RD.
PITTSFIELD, N.H. 03263
MAP 17 LOT 1
B 1106 P 105

N/F CURRIER, RICHARD P. & SHIRLEY B.
M 29 L 414
B 1335 P 47

MAP 29 LOT 413
19,834 SQ. FT.
0.46 AC.

N/F ESTABROOK, WM. & LILLIAN
M 29 L 412
B 781 P 436

MAP 29 LOT 411
13,305 SQ. FT.
0.31 AC.

MAP 29 LOT 410
10,274 SQ. FT.
0.24 AC.

MAP 29 LOT 409
8,852 SQ. FT.
0.20 AC.

N/F CHECCHI, BARRY N. & DARLENE H.
621 ESSEX ST
BEVERLY, MA. 01915
M 29 L 408
B 1337 P 278

S 14° 48' 53" E 135.00'
S 33° 54' 27" E 118.23'
S 24° 02' 30" E 118.91'
S 39° 52' 22" E 121.10'
N 59° 38' 15" E 190.00'
S 59° 16' 06" W 130.00'
N 59° 16' 06" E 120.00'
N 59° 16' 06" E 101.00'
N 59° 16' 06" E 120.00'
S 59° 16' 06" W 80.00'
N 39° 47' 50" W 52.89'
N 34° 44' 22" W 86.26'
N 32° 17' 05" W 16.14'
U.P. NHE-CO 3/4/05 UTEL-CO 12/5
U.P. NHE-CO 3/4/05 UTEL-CO 12/5
U.P. NHE-CO 3/4/05 UTEL-CO 12/5
U.P. NHE-CO 3/4/05 UTEL-CO 12/5
N 41° 44' 24" W 67.11'
N 40° 47' 44" W 84.20'
N 37° 58' 10" W 95.83'
N 42° 30' 12" W 24.17'
S 41° 44' 24" E 7.81'
S 40° 47' 44" E 12.19'
S 42° 30' 12" E 20.00'
S 39° 47' 50" E 20.00'
S 34° 44' 22" E 79.66'
N 57° 36' 54" E 92.25'
S 57° 36' 54" W 88.04'
N 64° 36' 54" E 87.93'
S 64° 36' 54" W 87.93'
N 64° 36' 54" E 63.38'
S 64° 36' 54" W 63.38'
N 64° 36' 54" E 122.68'
S 64° 36' 54" W 122.68'
4.79'
7.79'
4.61'
N 32° 45' 05" W 19.76'
N 42° 01' 57" W 5.53'
N 06° 51' 00" W 15.94'
N 42° 58' 28" W 20.09'
N 53° 47' 42" W 21.15'

N/F HAKEY, VIRGINIA T.
M 29 L 149
B 573 P 495

N/F ESTABROOK, WM. & LILLIAN
M 29 L 148
B 933 P 138

N/F ESTABROOK, WM. & LILLIAN
M 29 L 147
B 626 P 131

N/F GEORGE, JAMES A. & SUSAN M.
M 29 L 146
B 1142 P 517

N/F GOULD, FREDERICK & JOYCE, NANCY E.
M 29 L 145
B 1184 P 238

N/F ROWELL, PETER E. & LAUREN C.
STEVENS HILL RD.
R.F.D. 1
RAYMOND, N.H. 03077 1210
M 29 L 144
B 1334 P 144

SOUTH SHORE ROAD

HIGH WATER MARK

M 29 L 413A
1,775 SQ. FT.
0.04 AC.

M 29 L 411A
1,708 SQ. FT.
0.04 AC.

M 29 L 410A
2,212 SQ. FT.
0.06 AC.

M 29 L 409A
2,400 SQ. FT.
0.06 AC.

MERRYMEETING LAKE

PLAN REFERENCE

1) "MERRYMEETING LAKE SHORES," DTD. MAY 1, 1952, RECORDED S.C.R.D.
2) "PLAN OF LAND OF BARRY N. & DARLENE H. CHECCHI," BY BERRY SURVEYING & ENGINEERING, DTD. DEC. 12, 1988, FILE NO. DB1988-116.

GRAPHIC SCALE
0' 20' 40' 80' 120' 160' 200'

REVISION	DATE	DESCRIPTION
1	6-29-89	CHANGE LOT LINES

PLAN OF LAND
OF
PAUL MCQUADE
SOUTH SHORE ROAD
NEW DURHAM, N.H.

I CERTIFY THAT THIS SURVEY PLAT SHOWS THE PROPERTY LINES THAT ARE THE LINES OF EXISTING OWNERSHIPS AND THAT THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE STREETS OR WAYS ALREADY ESTABLISHED AND THAT NO NEW LINES FOR DIVISION OF EXISTING OWNERSHIP OR FOR NO NEW WAYS ARE SHOWN.

David A. Berry 5/8/89
DAVID A. BERRY R.L.S.-328 DATE

OWNER:
PAUL R. MCQUADE
10 TOWLE AVE.
DOVER, N.H. 03820

BERRY SURVEYING & ENGINEERING
15 HILLCREST DRIVE
ROCHESTER, N.H. 332-2863

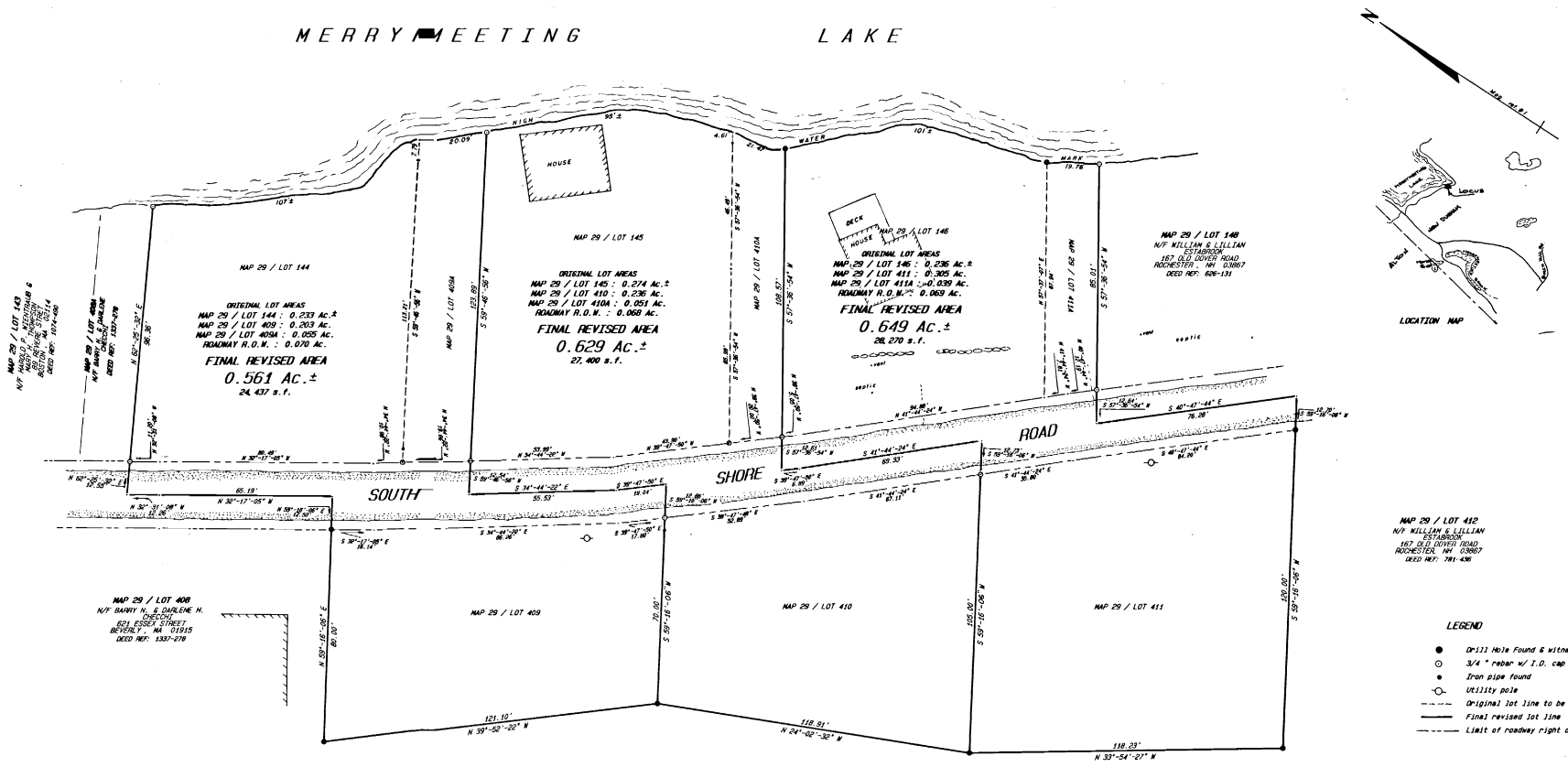
SCALE: 1 IN. EQUALS 40 FT.
DATE: MAY 8, 1989
FILE NO: DB1989-8

012367

94 AUG 11 AM 10: 10

REGISTER OF DEEDS
STRAFFORD COUNTY

44-60


MERRY MEETING LAKE
HIGH WATER MARK
19.76
HOUSE
DECK
MAP 29 / LOT 144
ORIGINAL LOT AREAS
MAP 29 / LOT 144 : 0.233 Ac.±
MAP 29 / LOT 409 : 0.203 Ac.
MAP 29 / LOT 409A : 0.055 Ac.
ROADWAY R.O.W. : 0.070 Ac.
FINAL REVISED AREA
0.561 Ac.±
24,437 s.f.
MAP 29 / LOT 145
ORIGINAL LOT AREAS
MAP 29 / LOT 145 : 0.274 Ac.±
MAP 29 / LOT 410 : 0.236 Ac.
MAP 29 / LOT 410A : 0.051 Ac.
ROADWAY R.O.W. : 0.068 Ac.
FINAL REVISED AREA
0.629 Ac.±
27,408 s.f.
MAP 29 / LOT 146
ORIGINAL LOT AREAS
MAP 29 / LOT 146 : 0.236 Ac.±
MAP 29 / LOT 411 : 0.305 Ac.
MAP 29 / LOT 411A : 0.039 Ac.
ROADWAY R.O.W. : 0.069 Ac.
FINAL REVISED AREA
0.649 Ac.±
28,270 s.f.
MAP 29 / LOT 148
N/F WILLIAM & LILLIAN ESTABROOK
167 OLD DOVER ROAD
ROCHESTER, NH 03867
DEED REF: 626-131
MAP 29 / LOT 143
N/F MARTIN & THERESA LAMBLIN
DEED REF: 1014-083
MAP 29 / LOT 408
N/F BARRY N. & DARLENE H. GRECNY
601 ESSEX STREET
BEVERLY, MA 01915
DEED REF: 1337-078
MAP 29 / LOT 409
MAP 29 / LOT 410
MAP 29 / LOT 411
MAP 29 / LOT 412
N/F WILLIAM & LILLIAN ESTABROOK
167 OLD DOVER ROAD
ROCHESTER, NH 03867
DEED REF: 781-436
SOUTH SHORE ROAD
LOCATION MAP
LEGEND
Drill Hole Found & witness pin
3/4" rebar w/ I.D. cap
Iron pipe found
Utility pole
Original lot line to be deleted
Final revised lot line
Limit of roadway right of way
1 INCH = 20 FEET
20 0 20 40 60

MAP 17 / LOT 1
N/F FOUNTAIN FORESTRY, INC.
REV. T. TRUST 80X 5A
PITTSFIELD, NH 03263
DEED REF: 1106-105

CONDITION OF APPROVAL
THE THREE FINAL LOTS AS REVISED ARE CONSIDERED TO BE PART AND PARCEL AND CANNOT BE SUBDIVIDED

PLANNING BOARD
—APPROVED—
NEW DURHAM, N.H.
Chairman: Rodney Smith
Date: 7/29/94

ZONING: AGRICULTURAL / RESIDENTIAL
THE PURPOSE OF THIS PLAN IS TO COMBINE LOTS 144, 409, AND 409A, LOTS 145, 410, AND 410A, AND LOTS 146, 411, AND 411A, SO THAT THEY ARE CONSTRUED TO BE ONLY THREE LOTS AND NOT NINE SEPERATE LOTS.

THE PERIMETER OF THIS PLAN IS FROM PLAN REFERENCE # 1 AND FIELD CHECKED USING A TOPCON GTS 2-B TOTAL STATION

PLAN REFERENCES

1. "PLAN OF LAND of PAUL McQUADE - SHORE ROAD - NEW DURHAM, N.H." SCALE: 1"=40' DATED MAY 8, 1989 AND REV. JUNE 26, 1989 AND RECORDED IN S.C.R.D. # 37-63. BY SOUTH SHORES SURVEYING & ENGINEERING,
2. "PORTION OF - MERRY MEETING LAKE - NEW DURHAM, N.H." BY WILLIAM R. REED AND R.A. DATED: SCALE: 1"=100' DATED NOV. 24, 1970, AND RECORDED IN S.C.R.D. 41-47.

OWNERS OF RECORD

MAP 29 / LOTS 144, 409, & 409A
N/F PETER E. & LAUREN C. ROWELL
STEVENS HILL ROAD
NOTTINGHAM, NH 03290
DEED REF: 1334-144 & 1589-650

MAP 29 / LOTS 145, 410, & 410A
N/F FREDERICK GOULD & NANCY E. JOYCE
11 PROSPECT STREET
SHERBORN, MA 01770
DEED REF: 1184-236 & 1589-654

MAP 29 / LOTS 146, 411, & 411A
N/F JAMES A. & SUSAN M. GEORGE
78 WINDSOR AVENUE
MANCHESTER, NH 03104
DEED REF: 1142-517 & 1589-658

LOT LINE ADJUSTMENT
JAMES A. & SUSAN M. GEORGE
FREDERICK GOULD
NANCY E. JOYCE
PETER E. & LAUREN C. ROWELL
NEW DURHAM, N.H.

Scale: 1"=20' June 1994
Rev. July 1994 - Added condition

FREDERICK E. DREW ASSOCIATES
LAND SURVEYS
520 ROUTE 126 BARRINGTON, NH
Tele: 603-664-2821

Plan No. A-1956

BK1589PG0650

HOOVER AND ZUBKUS – ATTORNEYS AT LAW
P.O. BOX 1925, ROCHESTER, NEW HAMPSHIRE 03867-1925

92 JAN -8 AM 9:27

REGISTER OF DEEDS
STRAFFORD COUNTY

00002990

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that James George and Susan George, Married, of 78 Windsor Avenue, Manchester, County of Hillsborough, State of New Hampshire; Frederick Gould and Nancy Joyce, Married, of 11 Prospect Street, Sherborn, County of Middlesex, and Commonwealth of Massachusetts; and Peter E. Rowell and Lauren Chase Rowell, Married, of Stevens Hill Road, Nottingham, County of Rockingham, State of New Hampshire, hereinafter referred to as the GRANTORS,

for consideration paid,

grant to Peter E. Rowell and Lauren Chase Rowell, Married, of Stevens Hill Road, Nottingham, County of Rockingham, State of New Hampshire, as Joint Tenants with rights of survivorship, hereinafter referred to as GRANTEES,

with WARRANTY COVENANTS,

Two certain tracts or parcels of land located on both sides of South Shore Road, in the Town of New Durham, County of Strafford, and State of New Hampshire, and being shown as Lots 409 and 409A on a plan entitled "Plan of Land of Paul McQuade, South Shore Road, New Durham, NH, dated May 8, 1989, revised June 29, 1989", prepared by Berry Surveying and Engineering, 15 Hillcrest Drive, Rochester, NH, recorded in the Strafford County Registry of Deeds as Plan No. 37-63, more particularly bounded and described as follows:

LOT 409 Beginning at a 3/4" rebar with I.D. cap set on the Westerly sideline of South Shore Road, said point being the Northeasterly corner of Lot 410 as shown on the aforementioned plan; thence turning and running S 59° 16' 06" W along the Northerly boundary of Lot 410 for a distance of 70.00 feet to a drill hole W/witness post set on the Easterly boundary of land now or formerly of Fountain Forestry, Inc.; thence turning and running N 39° 52' 22" W along the Easterly boundary of land now or formerly of Fountain Forestry, Inc. for a

distance of 121.10 feet to a drill hole W/witness post set at the Southwesterly corner of land now or formerly of Barry N. and Darlene H. Checchi; thence turning and running N 59° 16' 06" E along the Southerly boundary of land now or formerly of Barry N. and Darlene H. Checchi for a distance of 80.00 feet to a 3/4" rebar set on the Westerly sideline of South Shore Road; thence turning and running S 32° 17' 05" E for a distance of 16.14 feet to an iron pipe; thence turning and running S 34° 44' 22" E along the Westerly sideline of South Shore Road for a distance of 86.26 feet to an iron pipe; thence running S 39° 47' 50" E along the Westerly sideline of South Shore Road for a distance of 17.60 feet to a 3/4" rebar and the point of beginning.

LOT 409A Beginning at a 3/4" rebar set on the Easterly sideline of South Shore Drive, said point being the Southwesterly corner of land now or formerly of Peter E. and Lauren C. Rowell; thence running N 59° 46' 56" W along the Southerly boundary of land now or formerly of Peter E. and Lauren C. Rowell for a distance of 4.79 feet to an iron pipe; thence continuing N 59° 46' 56" E along the Southerly boundary of land now or formerly of Peter E. and Lauren C. Rowell for a distance of 108.42 feet to an iron pipe; thence continuing N 59° 46' 56" E along the Southerly boundary of land now or formerly of Peter E. and Lauren C. Rowell for a distance of 7.79 feet to the shore of Merrymeeting Lake; thence turning and running S 42° 58' 28" E along the shoreline of Merrymeeting Lake for a distance of 20.09 feet to a 3/4" rebar set at the Northeasterly corner of land now or formerly of Frederick Gould and Nancy E. Joyce; thence turning and running S 59° 46' 56" W along the Northerly boundary of land now or formerly of Frederick Gould and Nancy E. Joyce for a distance of 123.89 feet to a 3/4" rebar set on the Easterly sideline of South Shore Road; thence turning and running N 34° 44' 22" W along the Easterly sideline of South Shore Road for a distance of 19.66 feet to an iron rebar and the point of beginning.

Meaning and intending to descsribe and convey a portion of the premises conveyed to the Grantors herein by Deed of Paul R. McQuade, which deed is

HOOVER AND ZUBKUS – ATTORNEYS AT LAW
P.O. BOX 1925, ROCHESTER, NEW HAMPSHIRE 03867-1925

BK1589PG0651

dated September 15, 1989, and which deed is duly recorded at Book 1470, Page 348, in the Strafford County Registry of Deeds.

This is not homestead property of any of the Grantors.

There is no consideration involved in this transfer. The parties already own the property and are simply dividing amongst themselves.

Signed this 21st day of October, 1991.

James George

Susan George

Frederick Gould

Nancy Joyce

Peter E. Rowell

Lauren Chase Rowell

STATE OF NEW HAMPSHIRE
COUNTY OF

Dated: 10/21/91

Personally appeared James George and Susan George, known to me, or satisfactorily proven, to be the persons whose names are subscribed to the foregoing instrument, and acknowledged that they have executed the same for the purposes therein contained.

Before me: _____
NOTARY PUBLIC/JUSTICE OF THE PEACE
My Commission Expires: _____

HOOVER AND ZUBKUS – ATTORNEYS AT LAW
P.O. BOX 1925, ROCHESTER, NEW HAMPSHIRE 03867-1925

STATE OF NEW HAMPSHIRE
COUNTY OF Cocheng[illegible]m Dated: Dec. 31 1991

Personally appeared Peter E. Rowell and Lauren Chase Rowell, known to me, or satisfactorily proven, to be the persons whose names are subscribed to the foregoing instrument, and acknowledged that they have executed the same for the purposes therein contained.

Before me: Ruth T. Rowell
NOTARY PUBLIC/JUSTICE OF THE PEACE
My Commission Expires: [illegible]s June 8, 1993

STATE OF Massachusetts
COUNTY OF Middlesex Dated: November 11, 1991

Personally appeared Frederick Gould and Nancy Joyce, known to me, or satisfactorily proven, to be the persons whose names are subscribed to the foregoing instrument, and acknowledged that they have executed the same for the purposes therein contained.

Before me: [illegible]
NOTARY PUBLIC/~~JUSTICE OF THE PEACE~~
My Commission Expires: [illegible]

Leo Lenard
REGISTER OF DEEDS
STRAFFORD COUNTY

HOOVER AND ZUBKUS – ATTORNEYS AT LAW
P.O. BOX 1925, ROCHESTER, NEW HAMPSHIRE 03867–1925

BK1589PG0653

1989 Sep 18 8:45 Am

REGISTER OF DEEDS
STRAFFORD COUNTY

014421

BK1470Pg 0348

KNOW ALL MEN BY THESE PRESENTS, THAT I PAUL R. McQUADE, of Dover, County of Strafford and State of New Hampshire, for consideration paid, grants to FREDERICK GOULD & NANCY JOYCE, a married couple, of 11 Prospect Street, Sherborn, County of Middlesex, Commonwealth of Massachusetts, a 1/3 interest in and to the property described below as Joint Tenants With Rights of Survivorship; PETER E. ROWELL & LAUREN CHASE ROWELL, a married couple, of Stevens Hill Road, Nottingham, County of Rockingham, State of New Hampshire, a 1/3 interest in and to the property described below as Joint Tenants With Rights of Survivorship; JAMES GEORGE & SUSAN GEORGE, of 78 Windsor Avenue, Manchester, County of Hillsborough, State of New Hampshire, a 1/3 interest in and to the property described below as Joint Tenants With Rights of Survivorship,

AS TENANTS IN COMMON

Six (6) certain tracts or parcels of land located on both sides of South Shore Road, in the Town of New Durham, County of Strafford and State of New Hampshire, and being shown as Lots No's. 409, 409A, 410, 410A, 411, 411A as shown on a plan entitled "Plan of Land of Paul McQuade, South Shore Road, New Durham, N.H., dated May 8, 1989, revised June 29, 1989", prepared by Berry Surveying & Engineering, 15 Hillcrest Drive, Rochester, N.H., recorded in the Strafford County Registry of Deeds as Plan No. 37-63, more particularly bounded and described as follows:

LOT 409 Beginning at a 3/4" rebar with I.D. cap set on the Westerly sideline of South Shore Road, said point being the Northeasterly corner of Lot 410 as shown on the aforementioned plan; thence turning and running S 59° 16' 06" W along the Northerly boundary of Lot 410 for a distance of 70.00 feet to a drill hole W/witness post set on the Easterly boundary of land now or formerly Fountain Forestry, Inc; thence turning and running N 39° 52' 22" W along the Easterly boundary of land now or formerly Fountain Forestry, Inc. for a distance of 121.10 feet to a drill hole W/witness post set at the Southwesterly corner of land now or formerly Barry N. and Darlene H. Checchi; thence turning and running N 59° 16' 06" E along the Southerly boundary of land now or formerly Barry N. and Darlene H. Checchi for a distance of 80.00 feet to a 3/4" rebar set on the Westerly sideline of South Shore Road; thence turning and running S 32° 17' 05" E for a distance of 16.14 feet to an iron pipe; thence turning and running S 34° 44' 22" E along the Westerly sideline of South Shore Road for a distance of 86.26 feet to an iron pipe; thence turning and running S 39° 47' 50" E along the Westerly sideline of South Shore Road for a distance of 17.60 feet to a 3/4" rebar and the point of beginning.

LOT 410 Beginning at a 3/4" rebar W/I.D. cap set on the Westerly sideline of South Shore Road said point being the Northeasterly corner of Lot 411 as shown on the aforementioned plan; thence turning and running S 59° 16' 06" W along the Northerly boundary of Lot 411 for a distance of 105.00 feet to a drill hole W/witness post set on the Easterly boundary of land now or formerly Fountain Forestry, Inc; thence turning and running N 24° 02' 30" W along the Easterly boundary of land now or formerly Fountain Forestry, Inc. for a distance of 118.91 feet to a drill hole W/witness post set at the Southwesterly corner of Lot 409; thence turning and running N 59° 16' 06" E along the Southerly boundary of Lot 409 for a distance of 70.00 feet to a 3/4" rebar set on the Westerly sideline of South Shore Road; thence turning and running S 39° 47' 50" E along the Westerly sideline of South Shore Road for a distance of 52.89 feet to an iron pipe; thence turning and running S 41° 44' 24" E along the westerly sideline of South Shore Road for a distance of 67.11 feet to a 3/4" rebar W/I.D. cap and the point of beginning.

GRANITE STATE
TITLE SERVICES, INC.
60 FARMINGTON ROAD
ROCHESTER,
NEW HAMPSHIRE
03867

075279

STATE OF NEW HAMPSHIRE
TAX ON TRANSFER OF REAL PROPERTY
STATE TAX COMMISSION
SEP --'89
333.00
R.S.A. 78-B
P.B. 10666

LOT 411 Beginning at a drill hole W/witness post set on the Westerly sideline of South Shore Road, said point being the Northeasterly corner of land now or formerly Wm. and Lillian Estabrook; thence running S 59° 16' 00" W along the Northerly boundary of land now or formerly Wm. and Lillian Estabrook for a distance of 120.00 feet to a drill hole W/witness post set on the Easterly boundary of land now or formerly Fountain Forestry, Inc; thence turning and running N 33° 54' 27" W along the Easterly boundary of land now or formerly Fountain Forestry, Inc. for a distance of 118.23 feet to a drill hole W/witness post set at the Southwesterly corner of Lot 410; thence turning and running N 59° 16' 06" E along the Southerly boundary of Lot 410 for a distance of 105.00 feet to a 3/4" rebar set on the Westerly sideline of South Shore Road; thence turning and running S 41° 44' 24" E along the Westerly sideline of South Shore Road for a distance of 35.80 feet to an iron pin; thence turning and running S 40° 47' 44" E along the Westerly sideline of South Shore Road for a distance of 84.20 feet to a drill hole and the point of beginning.

LOT 409A Beginning at a 3/4" rebar set on the Easterly sideline of South Shore Drive, said point being the Southwesterly corner of land now or formerly Peter E. and Lauren C. Rowell; thence running N 59° 46' 56" W along the the Southerly boundary of land now or formerly Peter E. and Lauren C. Rowell for a distance of 4.79 feet to an iron pipe; thence continuing N 59° 46' 56" E along the Southerly boundary of land now or formerly Peter E. and Lauren C Rowell for a distance of 108.42 feet to an iron pipe; thence continuing N 59° 46' 56" E along the Southerly boundary of land now or formerlyPeter E. and Lauren C. Rowell for a distance of 7.79 feet to the shore of Merrymeeting Lake; thence turning and running S 42° 58' 28" E along the shoreline of Merrymeeting Lake for a distance of 20.09 feet to a 3/4" rebar set at the Northeasterly corner of land now or formerly Frederick Gould and Nancy E. Joyce; thence turning and running S 59° 46' 56" W along the Northerly boundary of land now or formerly Frederick Gould and Nancy E. Joyce for a distance of 123.89 feet to a 3/4" rebar set on the Easterly sideline of South Shore Road; thence turning and running N 34° 44' 22" W along the Easterly sideline of South Shore Road for a distance of 19.66 feet to an iron rebar and the point of beginning.

LOT 410A Beginning at a 3/4" rebar set on the Easterly sideline of South Shore Road, said point being the Southwesterly corner of land now or formerly Frederick Gould and Nancy E. Joyce; thence turning and running N 57° 36' 54" E along the Southerly boundary of land now or formerly Frederick and Nancy E. Joyce for a distance of 65.99 feet to an iron pin; thence continuing N 57° 36' 54" E along the Southerly boundary of land now or formerly Frederick Gould and Nancy E. Joyce for a distance of 46.49 feet to an iron rebar; thence continuing N 57° 36' 54" E along the Southerly boundary of land now or formerly Frederick Gould and Nancy E. Joyce for a distance of 4.61 feet to the Westerly shoreline of Merrymeeting Lake; thence turning and running S 06° 51' 00" E along the shoreline of Merrymeeting Lake for a distance of 15.94 feet to an iron pin; thence turning and running S 42° 01' 37" E along the shoreline of Merrymeeting Lake for a distance of 5.53 feet to a drill hole W/witness post set at the Northeasterly corner of land now or formerly James A. and Susan M. George; thence turning and running S 57° 36' 54" W along the Northerly boundary of land now or formerly James A. and Susan M. George for a distance of 108.57 feet to a 3/4" rebar set on the Easterly sideline of South Shore Road; thence turning and running N 39° 47' 50" W along the Easterly sideline of South Shore Road for a distance of 20.00 feet to a 3/4" rebar and the point of beginning.

LOT 411A Beginning at a 3/4" rebar set on the Easterly sideline of South Shore Road s[illegible]oint being the Southwesterly corner of land now or formerly James A. and Susan M. George; thence turning and running N 57° 36' 54" E along the Southerly boundary of land now or formerly James A. and Susan M. George for a distance of 87.93 feet to a drill hole W/witness post set at the shoreline of Merrymeeting Lake; thence turning S 32° 45' 05" E along the shoreline of Merrymeeting Lake for a distance of 19.76 feet to a 3/4"

Bk 1470 Pg 0349

GRANITE STATE
TITLE SERVICES, INC.
60 FARMINGTON ROAD
ROCHESTER,
NEW HAMPSHIRE
03867

rebar set on the Northeasterly corner of land now or formerly Wm. and Lillian Estabrook; thence turning and running S 57° 36' 54" W along the Northerly boundary of land now or formerly Wm. and Lillian Estabrook for a distance of 85.01 feet to a 3/4" rebar set along the Easterly sideline of South Shore Road; thence turning and running N 40° 47' 44" W along the Easterly sideline of South Shore Road for a distance of 12.19 feet to an iron pipe; thence turning and running N 41° 44' 24" W along the Easterly sideline of South Shore Road for a distance of 7.81 feet to a 3/4" rebar and the point of beginning.

Meaning and intending to describe and convey a portion of the premises conveyed to Paul R. McQuade by warranty deed of Merrymeeting Realty Company, Inc., dated August 28, 1962, recorded at Book 752, Page 141, Strafford County Registry of Deeds.

THIS IS NOT HOMESTEAD PROPERTY OF THE GRANTOR

It is the intention of this deed that each of the couples named as Grantees shall have a 1/3 interest in the property described above as Tenants in Common with each said 1/3 interest being held as Joint Tenants With Rights of Survivorship between the couples owning each 1/3 interest.

Witness my hand this 15th day of September, 1989.

Paul R. McQuade

STATE OF NEW HAMPSHIRE
COUNTY OF STRAFFORD

9/15/89

Then personally appeared the above named Paul R. McQuade, and acknowledged the foregoing instrument to be his free act and deed.

~~Justice of the Peace~~/Notary Public

My Commission Expires: 11/4/89

NOTARY PUBLIC NEW HAMPSHIRE

REGISTER OF DEEDS
STRAFFORD COUNTY

Bk.1470 Pg0350

GRANITE STATE
TITLE SERVICES, INC.
60 FARMINGTON ROAD
ROCHESTER,
NEW HAMPSHIRE
03867

1987 AUG 17 PM 1:25

STRAFFORD COUNTY REGISTRY OF DEEDS

046698

BK 1334 PG 014

STATE OF NEW HAMPSHIRE TAX ON TRANSFER OF REAL PROPERTY R.S.A. 78-B STATE TAX COMMISSION AUG--'87 P.B. 10666 175.00 6 5 3 4 9 0

KNOW ALL MEN BY THESE PRESENTS, That ANTHONY D. RICIPUTI, a married person, of 9 1/2 Mechanic Street, City of Dover, County of Strafford, State of New Hampshire, for consideration paid, grants to PETER E. ROWELL and LAUREN CHASE ROWELL, husband and wife, both of Stevens Hill Road, Town of Nottingham, State of New Hampshire 03290, with Warranty covenants, as Joint Tenants with rights of survivorship, the following described premises:

A certain tract or parcel of land situated in New Durham, County of Strafford, State of New Hampshire, and being Lot Numbered One Hundred Forty-four (144) on a plan of lots entitled "Merrymeeting Lake Shores Development, May 1, 1952, duly recorded in the Registry of Deeds for Strafford County; reference is hereby made to said plan for a more specific description of the tract herein conveyed.

PROVIDED HOWEVER, that this conveyance is made upon the following express conditions and with the following restrictions, which said restrictions are made for the benefit of all the owners of lots in said Merrymeeting Lake Shores Development.

1. There shall be erected on said premises nor more than one single family dwelling house which shall be no more than one and one-half stories in height, nor shall it contain less than 400 square feet..

2. No building except a boat house shall be erected on the strip of land providing shosre frontage for the "back lots".

3. No waste shall be permitted to enter the lake and septic tanks or suitable disposal systems shall be provided by each customer.

4. Said premises shall not be used for any commercial or manufacturing purposes of any kind.

5. No animals except household pets shall be kept or maintained on said premises.

6. There shall be no building, porch, or projection excepting boat houses, extending nearer that Twenty (20) Feet form the front line of any lot or within Ten (10) Feet from the rear or side lines of any lot.

7. No old buildings or structures shall be placed or maintained on said premises.

8. The aforementioned lot is conveyed subject to the flowage rights of the Public Service Company of New Hampshire and others as now appear of record.

By acceptance of a conveyance, the Grantees, for themselves, their heirs, and assigns, shall waive all right that they have or thereafter may acquire to claim damages that may be occasioned by

the raising and lowering of the water in Merrymeeting Lake.

Meaning and intending to describe and convey the same premises conveyed to the Grantor by Warranty Deed of Paul A. Therrien and Constance Therrien, husband and wife, and Floyd D. Tanner dated May 3, 1985, and recorded at the Strafford County Registry of Deeds in Book 1168, Page 0536.

This is not Homestead property.

Dated this 14th day of August 1987

James McGoldrick

Anthony Riciputi
ANTHONY D. RICIPUTI

STATE OF NEW HAMPSHIRE

Strafford, ss.: A.D. 1987

Personally appeared Anthony D. Riciputi, known to me, or satisfactorily proven, to be the person whose name is subscribed to the foregoing instrument and acknowledged that he executed the same for the purposes therein contained.

Before me,

Rebecca L. Nealand
~~JUSTICE OF THE PEACE~~/NOTARY PUBLIC

REBECCA L. NEALAND, Notary Public
My Commission Expires October 14, 1991

BK 1334 PG 0145

REGISTER OF DEEDS
STRAFFORD COUNTY

That upon such default mortgagee is hereby empowered and authorized to collect and receive any rents from any tenant occupying said mortgaged premises, and in case said premises are vacant, to rent or lease the same at such rental as mortgagee deems reasonable and apply all rents thus collected less reasonable costs of collection to the mortgage indebtedness.

That if mortgagor (s), or assigns and mortgagee by written agreement shall provide for any modification or extension of the terms of the note secured hereby or of any other debt of mortgagor(s) or assigns however secured, such agreement shall not operate to impair the validity of the lien of this mortgage.

If all the agreements hereinbefore set forth are complied with, then the foregoing deed is to be void; otherwise to remain in full force and virtue.

It is further agreed that on default of any of said conditions, said mortgagee, or its legal representatives or assigns shall have the customary power of sale, and may advertise said mortgaged premises for sale by publication of notice in some newspaper published at Rochester, and foreclose the same in conformity with the statutory provisions governing foreclosure proceedings upon power of sale mortgages, as set forth in the laws of New Hampshire; and in event of foreclosure the expense of the same including reasonable attorney fees shall be paid by the mortgagor (s), their heirs and assigns.

752

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WITNESS ....our..... hands and seals this .....31st..... day of ..August....., 19..62

Signed, sealed and delivered in presence of

Dorothy P. Johnson
.....to both.....
.....

Maurice Gray
Ruby Gray
.....
.....

STATE OF NEW HAMPSHIRE, STRAFFORD, SS. August 31 19.62

Personally appeared ...Maurice and Ruby Gray.....

and acknowledged the foregoing instrument to be ..... free act and deed. Before me,

Dorothy P. Johnson
~~Notary Public~~—Justice of the Peace

RECEIVED 8:30 P.M. SEPT 5, 1962 EXAMINED BY Marjorie E. Holmes REGISTER

* * * * * *

Merrymeeting Realty Company, Incorporated, a corporation duly organized under the laws of the Commonwealth of Massachusetts

of Boston, Massachusetts, Suffolk County, State of ~~New Hampshire~~, for consideration paid, grant to

Paul R. McQuade

of Dover, Strafford County, State of New Hampshire, with WARRANTY COVENANTS,

(Description and incumbrances, if any)

A certain tract or parcel of land situated in New Durham, County of Strafford, State of New Hampshire, and being Lots Numbered 409,410,411,412,413, 409A,410A,411A,412A and 413A on a plan of lots entitled "Merrymeeting Lake Shores Aug.30,1949" duly recorded in the Registry of Deeds for Strafford County; reference is hereby made to said plan for a more specific description of the tract herein conveyed.

PROVIDED HOWEVER, that this conveyance is made upon the following express conditions and with the following restrictions, which said restrictions are made for the benefit of all the owners of lots in said Merrymeeting Lake Shores Development.

1. There shall be erected on said premises no more than one single family dwelling house which shall be no more than one and one-half stories in height, nor shall it contain less than 400 square feet.
2. No building except a boat house shall be erected on the strip of land providing shore frontage for the "back lots".
3. No waste shall be permitted to enter the lake and septic tanks or suitable disposal systems shall be provided by each customer.
4. Said premises shall not be used for any commercial or manufacturing purposes of any kind.
5. No animals except household pets shall be kept or maintained on said premises.
6. There shall be no building, porch, or projection excepting boat houses, extending nearer than twenty (20) feet from the front line of any lot or within ten (10) feet from the rear or side lines of any lot.
7. No old buildings or structures shall be placed or maintained on said premises.
8. The aforementioned lot is conveyed subject to the flowage rights of the Public Service Company of New Hampshire and others as now appear of record.

By acceptance of a conveyance, the grantees for themselves, their heirs, and assigns, shall waive all right that they have or thereafter may acquire to claim damages that may be occasioned by the raising and lowering of the water in Merrymeeting Lake.

752
142

wife husband of said Grantor,

release to said Grantee all rights of dower curtesy and homestead and other interest therein.

WITNESS our hand and seal this 28th day of August 1962.

Witness:

Margaret J. Cullen

Merrymeeting Realty Company, Inc.

by Benjamin H. Kerstein

Treasurer

State of New Hampshire

Strafford ss. August 28, 1962.

Then personally appeared the above named Benjamin H. Kerstein, Treasurer of the Merrymeeting Realty Company, Inc. and acknowledged the foregoing instrument to be his voluntary act and deed, before me

Mary L. McLaughlin

Notary Public — ~~Justice of the Peace~~

My Commission expires February 28, 1963.

RECEIVED 10:25 A.M. SEPT 5, 1962 EXAMINED BY Marjorie E. Holmes REGISTER

* * * * * *

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366

Merrymeeting Realty Company, Incorporated, a company duly organized under the laws of the Commonwealth of Massachusetts

of Boston, Suffolk County, State of Massachusetts ~~New Hampshire~~, for consideration paid, grant to

Paul A. Therrien and Constance Therrien, husband and wife, jointly with rights of survivorship in a one-half interest in the property described below, with Floyd D. Tanner holding the remaining one-half in the property described below, all

of Farmington, Strafford County, State of New Hampshire, with WARRANTY COVENANTS,

(Description and incumbrances, if any)

A certain tract or parcel of land situated in New Durham, County of Strafford, State of New Hampshire, and being Lot Numbered one-hundred forty-four (144) on a plan of lots entitled "Merrymeeting Lake Shores Development, May 1, 1952, duly recorded in the Registry of Deeds for Strafford County; reference is hereby made to said plan for a more specific description of the tract herein conveyed

PROVIDED HOWEVER, that this conveyance is made upon the following express conditions and with the following restrictions, which said restrictions are made for the benefit of all the owners of lots in said Merrymeeting Lake Shores Development.

1. There shall be erected on said premises no more than one single family dwelling house which shall be no more than one and one-half stories in height, nor shall it contain less than 400 square feet.
2. No building except a boat house shall be erected on the strip of land providing shore frontage for the "back lots".
3. No waste shall be permitted to enter the lake and septic tanks or suitable disposal systems shall be provided by each customer.
4. Said premises shall not be used for any commercial or manufacturing purposes of any kind.
5. No animals except household pets shall be kept or maintained on said premises.
6. There shall be no building, porch, or projection excepting boat houses, extending nearer than twenty (20) feet from the front line of any lot or within ten (10) feet from the rear or side lines of any lot.
7. No old buildings or structures shall be placed or maintained on said premises.
8. The aforementioned lot is conveyed subject to the flowage rights of the Public Service Company of New Hampshire and others as now appear of record.

By acceptance of a conveyance, the grantees for themselves, their heirs, and assigns, shall waive all right that they have or thereafter may acquire to claim damages that may be occasioned by the raising and lowering of the water in Merrymeeting Lake.

WITNESS our hand and seal this 20th day of May, 1958

Witness:

Dorothy Kerstein

Merrymeeting Realty Company, Inc.

Benjamin H. Kerstein

Treasurer

State of New Hampshire

Strafford ss. May 20, 1958

Then personally appeared the above named Benjamin H. Kerstein, Treasurer of the Merrymeeting Realty Company, Inc. and acknowledged the foregoing instrument to be his voluntary act and deed, before me.

[redacted]

Mary Richardson
Notary Public — Justice of the Peace

My commission expires
February 28, 1963.

RECEIVED 11:15 A. M. June 20, 1958 ATTEST: Marjorie E. Holmes Register

KNOW ALL MEN BY THESE PRESENTS,

That we, John A. Tracy and John A. Tracy, Jr., both of East Providence, Rhode Island, for and in consideration of the sum of One Dollar and other valuable consideration to us in hand before the delivery hereof, well and truly paid by James A. Tracy of New Durham in the County of Strafford, and State of New Hampshire, the receipt whereof we do hereby acknowledge, have granted, bargained and sold, and by these presents do give, grant, bargainm sell, alien, enfeoff, convey and confirm unto the said James A. Tracy, his successors and assigns, IN TRUST, however, the following described parcel of land and upon the following terms and conditions and for the purposes stated in a declaration of trust of even date by James A. Tracy:

A certain tract or parcel of land situate in the Town of New Durham, County of Strafford, State of New Hampshire, and lying on the Southerly and Easterly shore of Merrymeeting Lake, being a strip of land two hundred twenty-five (225) feet, more or less, in width from the shore of said Lake and extending seventeen thousand (17,000) feet, more or less, from the point known as Lot #32 on plan of lots, November 1946, by F. F. Spencer, C. E. entitled "George H. Jones Development, Merrymeeting Lake, New Durham, New Hampshire", duly recorded in the Registry of Deeds, for Strafford County, to the "Bank Lot", so called, and being a portion of the premises conveyed to the grantors by George H. Jones by deed dated September 25, 1947, and duly recorded in the Registry of Deeds for Strafford County, Book 552, Page 444; and a portion of the premises described in deed of Robert Talent dated December 5, 1947, and duly recorded in the Registry of Deeds for Strafford County, Book 554, Page 379. The tract herein conveyed being specifically set forth on plan entitled "Merrymeeting Lake Shores Development, July 1948, duly recorded in the Registry of Deeds for Strafford County, August, 1948. The tract herein conveyed begins on the shore of said Lake at Lot #133 on said plan, which said lot adjoins Lot #32 on plan aforementioned.

1. The grantors for themselves, their heirs and assigns, reserve a right of way for use of the road as shown on said plan,

2. The grantors reserve and except from this conveyance all sawable spruce and hemlock trees in the "Flat", so called, in the "Cove Section" of said property, and reserve the right to cut and remove said spruce and hemlock trees to a ten-inch stump; said trees to be cut and piled within sixty (60) days from July 29, 1948, unless the grantors are prevented from doing so by acts beyond their control.

3. The grantors reserve and except from this conveyance all sawable spruce trees in that section of the premises lying betweenthe "Point", so called, and the end of the strip or "Bank Lot", so called, and reserve the right to cut said spruce trees in said section to a ten-inch stump, said trees to be cut and piled within thirty (30) days after the completion of the road through the entire strip.

In the event that the grantors fail to cut said trees within the dates mentioned, the reservation shall be null and void and the right to do so shall be ended, unless the grantors are prevented from doing so by acts beyond their control.

4. The grantors for themselves, their heirs and assigns, reserve the right to enter upon and pass and repass over the "Back Lots", so called, as shown on plan above referred to to remove timber from their adjoining land, the removal of timber to be made over rights of way twenty (20) feet in width every six hundred (600) or seven hundred (700) feet as set out by Francis

Daddario; and the grantors reserve a right of way over said ways herein mentioned for the purposes of lumbering and cutting of pulpwood and any acts incidental thereto.

The grantors shall release and terminate said rights of way when the need for them terminates.

5. All conveyances of lots by the grantee herein shall be made in accordance with and subject to the terms, condition s and restrictions set forth in a declaration of trust of even date executed by the grantee and shall be subject to existing rights of flowage and the right to regulate and control the water of Merrymeeting Lake heretofore reserved.

To have and to hold the said granted premises, with all the privileges and appurtenances belonging to him the said James A. Tracy, Trustee, and his successors and assigns, to his and theironly proper use and benefit forever.

And we the said grantors and our heirs, executors and administrators, do hereby covenant, grant, and agree to and with the said James A. Tracy, Trustee, and his successors and assigns, that until the delivery hereof, we are the lawful owners of the said premises, and are seized and possessed thereof in our own right in fee simple; and have full power and lawful authority to grant and convey the same in the manner aforesaid; that the premises are free and clear from all and every encumbrance whatsoever, except rights of flowage heretofore reserved and mortgage to be hereinafter discharged, and that we and our heirs, executors and administrators shall and will warrant and defend the same to the said James. A. Tracy, Trustee, his successors and assigns, against the lawful claims and demands of any person or persons whomsoever.

And we and each of us do hereby release, discharge and waive all such rights of exemption from attachment and levy or or sale on execution, and such other rights whatsoever in said premises, and in each and every part thereof, as our Family Homestead, as are reserved, or secured to us, or either of us, by Chapter 260, Revised Laws of the State of New Hampshire, or by any other statute or statutes of said State.

In Witness Whereof, we have hereunto set our hands and seals this 5th day of August A.D., 1948.

Signed, sealed and delivered
in the presence of:

JohnF Beamis,

John A. Tracy (SEAL)
John A. Tracy, Jr. (SEAL)

STATE OF NEW HAMPSHIRE, COUNTY OF STRAFFORD

On this day of August, 1948, before me, the undersigned officer, personally appeared John A. Tracy and John A. Tracy, Jr., known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained.

In witness whereof, I hereunto set my hand and official seal.

John F Beamis, Justice of the Peace
~~Notary Public~~

Received 3:50 P.M. August 6, 1948. Examined by... James M. Moran .....Register

PARTIAL RELEASE OF MORTGAGE

I, George H. Jones of Rochester, County of Strafford, State of New Hampshire, mortgagee under mortgage deed of John A. Tracy and John a Tracy, Jr., both of East Providence, Rhode Island, dated September 25, 1947, and recorded in Strafford County Registry of Deeds, Book 552, Page 447, covering certain lands in the Town of New Durham, County of Strafford, State of New Hampshire, do hereby release said mortgage in PART as follows:

Beginning at Lot #32 on plan of lots surveyed in November, 1946, by F.F. Spencer, C.E., said plan being on file in Strafford County Registry of Deeds, and running in a Southerly , Easterly and Northerly direction by highwater mark of Merrymeeting Lake a distance of about seven thousand (7000) feet to the Northerly side of the gravel banks, so called; the width of said tract being two hundred twenty-five (225) feet, more or less, from the highwater mark of said Merrymeeting Lake.

This partial discharge is made to James Tracy, Trustee, in order that he may carry out the terms of the declaration of trust dated August, 1948, and recorded in Strafford County Registry of Deeds and is made upon the conditions set forth in said declaration of trust. And in the event that said trust shall terminate prior to the completion of the purposes for which it was created, this partial release shall be null and void.

In witness whereof I have hereunto set my hand and seal this 30th day of July, 1948.

Witness:

John F. Beamis George H. Jones (SEAL)

THE STATE OF NEW HAMPSHIRE, STRAFFORD, SS. July 30, 1948

Personally appeared the above named George H. Jones and acknowledged the foregoing to be his voluntary act and deed. Before me,

John F. Beamis
(NOTARIAL SEAL) Notary Public

Received: 3:50 P. M. August 6, 1948. Examined By..Anna M. Morin.....Register

- - - -

"A certain tract or parcel of land situate in the Town of New Durham, County of Strafford, State of New Hampshire, and lying on the Southerly and Easterly shore of Merrymeeting Lake, being a strip of land two hundred twenty-five (225) feet, more or less, in width from the shore of said Lake and extending seventeen thousand (17,000) feet, more or less, from the point known as lot #32 on plan of lots, November 1946, by F. F. Spencer, C. E. entitles "George H. Jones Development, Merrymeeting Lake, New Durham, New Hampshire", duly recorded in the Registry of Deeds for Strafford County, to the "Bank Lot", so called, and being a portion of the premises conveyed to the grantors by George H. Jones by deed dated September 25, 1947, and duly recorded in the Registry of Deeds for Strafford County, Book 552, Page 444; and a portion of the premises described in deed of Robert Talent dated December 5, 1947, and duly recorded in the Registry of Deeds for Strafford County, Book 554, Page 379. The tract herein conveyed being specifically set forth on plan entitled "Merrymeeting Lake Shores Development, July 1948, duly recorded in the Registry of Deeds for Strafford County, August, 1948. The tract herein conveyed begins on the shore of said Lake at Lot #133 on said plan, which said lot adjoins Lot #32 on plan aforementioned.

1. The grantors for themselves, their heirs and assigns, reserve a right of way for use of the road as shown on said plan.

2. The grantors reserve and except from this conveyance all sawable spruce and hemlock trees in the "Flat", so called, in the "Cove Section" of said property, and reserve the right to cut and remove said spruce and hemlock trees to a ten-inch stump; said trees to be cut and piled within sixty (60) days from July 29, 1948, unless the grantors are prevented from doing so by acts beyond their control.

3. The grantors reserve and except from this conveyance all sawable spruce trees in that section of the premises lying between the "Point", so called, and the end of the strip of "bank Lot", so called, and reserve the right to cut said spruce trees in said section to a ten-inch stump, said trees to be cut and piled within thirty (30) days after the completion of the road through the entire strip.

In the event that the grantors fail to cut said trees within the dates mentioned, the reservation shall be null and void and the right to do so shall be ended, unless the grantors are prevented from doing so by acts beyong their control.

4. The grantors for themselves, their heirs and assigns, reserve the right to enter upon and pass and repass over the "Back Lots", so called, as shown on plan above referred to to remove timber from their adjoining land, the removal of timber to be made over rights of way twenty (20) feet in width every six hundred (600) or seven hundred (700) feet as set out by Francis Daddario; and the grantors reserve a right of way over said ways herein mentioned for the purposes oflumbering and cutting of pulpwood and any acts incidental thereto.

The grantors shall release and terminate said rights of way when the need for them terminates.

5. All conveyances of lots by the grantee herein shall be made in accordance with and subject to the terms, conditions and restrictions set forth in a declaration of trust of even date executed by the grantee and shall be subject to existing rights of flowage and right to regulate and control the water of Merrymeeting Lake heretofore reserved."

3. Upon the payment to the Trustee by Daddario at any time in or within two years from the date of this Indenture of the sum of Forty-five Thous and Dollars ($45,000), the Trustee shall convey, transfer and set over unto said Daddario by a warranty deed all of the aforesaid property not previously conveyed as hereinafter described, and the Trustee shall simultaneously pay over to the parties of the third part all of said sum of Forty-five Thousand Dollars ($45,000)

44

KNOW ALL MEN BY THESE PRESENTS,

THAT I, George H. Jones of Rochester in the County of Strafford and State of New Hampshire for and in consideration of the sum of One Dollar and other valuable consideration to me in hand before the delivery hereof, well and truly paid by John A. Tracy and John A. Tracy, Jr., both of East Providence, Rhode Island the receipt whereof I do hereby acknowledge, have granted, bargained andsold, and by these presents do give, grant, bargain, sell, alien, enfeoff, convey and confirm unto the said grantees as joint tenants and not as tenants in common, to them and their assigns, and to the survivor of them, and to the heirs and assigns of such survivor forever,

A certain tract or parcel of land bounded and described as follows:

1. A certain tract of land situated in New Durham in the County of Strafford and State of New Hampshire, upon the Southwesterly side of the Birch Hill Road, so called, and bounded Northeasterly by said road and on all other sides by land now or formerly of J. H. and C. W. Jenness and being the same premises conveyed to Carl Andre by warranty deed of Henry Livingston dated October 1, 1917, and recorded in Strafford County Records, Book 382, Page 215, to which deed and record thereof reference is made.

2. Also a certain other tract of land situated in said New Durham and bounded and described as follows: Beginning at the wall of the Southeasterly corner of above described land and running Northwesterly by above described land to corner ofland of Charles E. and John H. Jenness; thence Southwesterly by said grantor's land above described to an iron hub in the wall, by land of Charles W. Jenness; thence Southeasterly by said Jenness land following an old wall to the end; thence South 24 degrees East by a spotted line to the end of an old wall; thence Southeasterly by said wall to an old wall and land formerly of Daniel Burnham; thence Northerly by said wall to the bounds begun at (being part of Lot No. 55 second Division) containing ten acres, more or less.

Parcels 1-2 being the same premises conveyed by deed of Anna E. Coombs, dated November 22, 1928, recorded with Strafford Deeds, Book 433, Page 15.

3. A certain tract of land situate in said New Durham in the said County of Strafford and being all that part of the lot of land drawn to the original right of James Drisco in the second division of lots in said New Durham, and numbered fifty-four on the plan of said division which lies Southeasterly of Merrymeeting Pond, containing one hundred acres, more or less, and being known as the Nutter Lot. Also allof that part of said Merrymeeting Pond that belongs to said lot number fifty-four, containing about thirty-acres, more or less.

4. That portion of the Nutter Lot deeded to George W. Gould October 17, 1922, and described as follows: Beginning at a stake and stones on the shore of Merrymeeting Pond at high water mark on the lot line between the Nutter Lot, so called, and land of Thayer and Guilmette and running Easterly by the shore at high water mark one hundred and seventy feet to a stake; thence turning and running Southerly one hundred feet to a stake and stones; thence turning and running Westerly one hundred and seventy feet to a stake at land of said Thayer and Guilmette; thence turning and running Northerly by said Thayer and Guilmette land one hundred feet to the point of beginning, reserving flowage rights to height of seven feet above high water mark as described. Said parcel having been conveyed by George W. Gould to Leverett S. Tuckerman by deed dated November 12, 1930, and recorded in Strafford County Registry of Deeds, Book 442,Page 452, and by Leverett S. Tuckerman to George H. Jones by deed dated March 28, 1946, and recorded in Strafford County Registry of Deeds, Book 534, Page 272.

5. Also another certain tract of land situate in said New Durham and bounded and described as follows: Beginning at the Westerly elbow of lot number fifty-four and running North six degrees East to Merrymmeting Pond to a white birch tree spotted; thence by the shore of the Pont to Daniel Burnham's Lot; thence forty-nine degrees West of South to Westerly elbow, the bounds begun at, which is the

Westerly elbow of Benjamin Berry's lot or lot formerly owned by him. Hereby reserving and retaining the right of flowage to the height of the present dam at the outlet of Merrymeeting Pond.

Parcels 3 and 5 being the same premises conveyed by deed of John H. Stevens, dated February 25, 1928, recorded with Strafford Deeds, Book 429, Page 129.

6. A certain tract of land situate in said New Durham containing about 800 acres and being bounded and described as follows: Beginning at land of Carl Andre on lot lines Nos. 55-56; thence running Southerly to the Southerly elbow of lot No. 55; thence running Southwesterly by lot No. 55 to the Southwesterly peak of lot No.55; thence Northerly by lot No. 55 to the Northwesterly elbow of lot No. 55; thence Northeasterly by lot line No. 55 to land of Carl Andre; thence Easterly by said Andre land to bound begun at, containing 120 acres, more or less.

(U.S. Rev.)
($38.50)
(E.H.J.)
(9/25/47)

7. A parcel of land beginning at Merrymeeting Pond by land of George A. Jones and running Southerly by lot lines Nos. 53, 54, 55, 56, to the highway, thence Westerly by said road to lot line No. 53; thence turning and running Southwesterly on lot lines No.s 53-55 to the Southwesterly peak of lot No. 53, and elbow of lot No. 55; thence Southerly on lot line Nos. 55-26 to pine stump supposed to be at elbow of lot No. 26; thence southwesterly on lot line No. 26 twenty rods; thence turning and running North 25½° West to lot line No. 28; thence turning and running Southwesterly by lot lines between Nos. 26-28, to Southwesterly peak of lot No. 28; thence Northerly on lot line No. 28 to Merrymeeting Pond; thence Northerly and Easterly by said Merrymeeting Pond to bounds begun at. Excepting all the buildings owned by George W. Gould, with the right to remove the same within one year from this date, also the rights of flowage which may be claimed.

8. A certain tract or parcel of land bounded and described as follows: Northerly by Merrymeeting Pond; Easterly by the Trickey Lot, so called, and the heirs of Chase Durgin; Southerly by land formerly owned by F. W. Coburn, John H. Barker, and Emma Walker; Westerly by land formerly owned by James A. Fletcher, land of C. W. Jenness, the heirs of Martin L. Hayes, land formerly owned by William Jenness and land formerly owned by Joseph E. Hayes. Meaning by this description to include all the real estate formerly owned by Clara A. Hurd in said New Durham, with buildings thereon, by her deed of April 20, 1910, and recorded in Strafford County Records, Vol. 357, Page 56, reserving the burying ground on said premises, being the same property conveyed by Charles W. Jenness and John H. Jenness to Elmer F. Thayer et al, by deed dated September 2, 1919, and recorded in StraffordCounty Record, Book 389, Page 181. Subject to the reservation contained in deed of the Thayer-Osborne Shoe Company to Everett E. Kickey, dated January 16, 1928, recorded with Strafford County Records, Book 428, Page 267, reserving the right to flow all the land above described to such extent and depth as said land may be flowed by raising the water in Merrymeeting Pond and in the stream between the Pond and the dam at the outlet of Merrymeeting Pond, which is near the powdermill to a height equal to the height of the top of said dam.

Parcels 6-7-8 being the same premises conveyed by deeds of Thayer-Osborne Shoe Company, dated January 16, 1928, recorded with Strafford Deeds book 428, Page 467, and Napoleon Guilmet to Everett E. Kickey, dated February 5, 1928, recorded with Strafford Deeds, Book 428, Page 465.

All of the above being described in deed of Rochester Trust Company to George H. Jones dated December 16, 1938, and recorded in Strafford County Registry of Deeds, Book 486, Page 144.

Also another tract or parcel of land situated in New Durham, bounded and described as follows: Beginning on the Southerly side of the Jewett Road on the North and South range line at a pile of stones and stake and near a culvert, the distance being about thirty-three (33) rods Southerly of the Powdermill Road and running in a Northeasterly direction across said Jewett Road and by land formerly owned by Napoleon Guilmet, now owned by one Tallant, to high water mark of Merrymeeting Lake; thence turning and running Northerly and Westerly by high water mark of said Lake to lot #32 on plan of lots; thence

turning and running Southwesterly about one hundred fifty (150) feet by lot #32 to other land of the grantor; thence turning and running Westerly, Northerly and Easterly by the Westerly side of the new road built by the grantor and all land deeded to owners of cottage lots on the Westerly side of said road extending to land formerly of Fred L. Bodwell; now owned by Warren Bodwell, a distance of about two hundred twelve (212) rods according to blueprints of said shore property; thence turning and running Southerly about two hundred seventy-eight (278) feet to an iron pin at the Southeasterly corner of other land of said Bodwell, said pin being about one hundred (100) feet Easterly of the Powdermill Road; thence running Easterly about one hundred (100) feet from said pin the same course as the line from the road to the pin to a stake and pile of stones; thence turning and running Southwesterly by other land of the grantor, land of E. E. Tobey, Langille, Francis Sullivan and a distance of about one hundred (100) feet beyond Sullivan's land; the total distance being about eighty-three and one-half (83½) rods to an iron pipe; thence turning and running Northwesterly to said Road; thence Southerly by said Road to land of Rennie Grenier; thence Southeasterly and Westerly by Grenier's land to the road; thence Southerly and Southeasterly by the Powdermill and Jewett Roads to the bounds begun at, containing five hundred (500) acres, more or less. Reserving the rights granted the Electric Power Company to set poles near the highway.

Reserving the right to the grantor, his heirs and assigns, and to Public Service Company of New Hampshire, its successors and assigns, to flow so much of said land as may be required in raising the water of Merrymeeting Lake to the highwater mark, established by the guageboard now attached to the Easterly side of the dam at the outlet of said Merrymeeting Lake, and to lower the water in said Lake as may be required in the maintenance and operation of the Hydroelectric Plant located at said dam, and further reserving the right to regulate and generally control the flow of the water that may be drawn from said Merrymeeting Lake.

By acceptance of this conveya ce the grantees, for themselves, their heirs and assigns, do hereby waive all rights that they may now have or hereafter acquire to claim any damagethat may be occasioned by the raising and lowering of the water in Merrymeeting Lake.

Being a portion of the premises described in deed of Fred H. Brown, Administrator, to George H. Jones dated February 17, 1917, and recorded in Strafford County Registry of Deeds, Book 380, Page 227-230, commonly called the Powdermill property.

Excepting and reserving from this conveyance the tract of land conveyed by George H. Jones to Paul Paulson by deed dated April 2, 1941.

TO HAVE AND TO HOLD the said granted premises, with all the privileges and appurtenances to the same belonging, to the said Grantees as joint tenants, to them and their assigns, and to the survivor of them, and to the heirs and assigns of such survivor, to their and their only proper use and benefit forever. And I the said grantor and my heirs, executors and administrators do hereby covenant, grant and agree, to and with the said Grantees as joint tenants, with them and their assigns, and with the survivor of them and the heirs and assigns of such survivor, that until the delivery hereof, I am the lawful owner of said premises, and I am seized and possessed thereof in my own right in fee simple; and have full power and lawful authority to grant and convey the same in manner aforesaid; that the premises are free and clear from all and every incumbrance whatsoever, except and that I and my heirs, executors and administrators, shall and will WARRANT and DEFEND the same to the said Grantees as joint tenants, to them and their assigns, and to the survivor of them and to the heirs and assigns of such survivor, against the lawful claims and demands of any person or persons whomsoever.

And I, Myra J. Jones wife of the said George H. Jones in consideration aforesaid, do hereby re-

linquish my right of dower in the before mentioned premises.

And we, and each of us do hereby release, discharge and waive all such rights of exemption from attachment and levy or sale on execution, and such otherrights whatsoever in said premises, and in each and every part thereof, as our Family Homestead, as are reserved, or secured to us, or either of us, by Chapter 260, of the Revised Laws of New Hampshire, or by any other statute or statutes of said State.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 25th day of Sept. A. D. 1947.

Signed, sealed and delivered in the presence of us:

Harold E. Rollins	George H. Jones	SEAL
Witness to both	Myra J. Jones	SEAL

STATE OF NEW HAMPSHIRE

County of Strafford

On this 25th day of Sept. 1947, before me, the undersigned officer, personally appeared George H. Jones and Myra J. Jones known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained.

In witness whereof, I hereunto set my hand and official seal.

Harold E. Rollins

Justice of the Peace

Title of Officer

Received: 2:12 P.M. September 26, 1947. Examined by. Anna M. Brown .Register.

KNOW ALL MEN BY THESE PRESENTS

THAT We, John A. Tracy and John A. Tracy, Jr. both of East Providence, Rhode Island for and in consideration of the sum of twenty five thousand dollars to us in hand before the delivery hereof, well and truly paid by George H. Jones of Rochester in the County of Strafford and State of New Hampshire the receipt whereof we do hereby acknowledge, have granted, bargained and sold, and by these presents do give, grant, bargain, sell, alien, enfeoff, convey and confirm unto the said George H. Jones, his heirs and assigns forever, A certain tract or parcel of land bounded and described as follows:

1. A certain tract of land situated in New Durham in the County of Strafford and State of New Hampshire, upon the southwesterly side of the Birch Hill Road, so called, and bounded northeasterly by said road and on all other sides by land now or formerly of J.H. and C.W. Jenness and being the same premises conveyed to Carl Andre by Warranty deed of Henry Livingston dated October 1, 1917 and recorded in Strafford County Records, Book 382, Page 215, to which deed and record thereof reference is made.

2. Also a certain other tract of land situated in said New Durham and bounded and described as follows; Beginning at the wall of the southeasterly corner of above described land and running northwesterly by above described land to corner of land of Charles E. and John H. Jenness; thence southwesterly by said grantor's land above described to an iron hub in the wall, by land of Charles W. Jenness; thence southeasterly by said Jenness land following an old wall to the end; thence south 24 degrees east by a spotted line to the end of an old wall; thence southeasterly by said wall to an old wall and land formerly of Daniel Burnham; thence northerly by said wall to the bounds begun at (being part of lot No. 55 second Division) containing ten acres, more or less.

Parcels 1-2 being the same premises conveyed by deed of Anna E. Coombs, dated November 22, 1928 recorded with Strafford Deeds, Book 433, Page 15.

3. A certain tract of land situate in said New Durham in the said County of Strafford and being all that part of the lot of land drawn to the original right of James Drisco in the second division

DISCHARGE

Water - Subsurface Onestop - Application Detail

Tuesday, Dec. 8, 2015

Return to Query | Return to Results

Work Number:	87039
Status:	APPROVED FOR OPERATION
Application Type:	CONSTRUCTION
Approval Number:	201802
Owner Name:	ROGER/MARY CARLSON
Site Street Address:	MERRYMEETING LAKE SOUTH SHORE ROAD NEW DURHAM STRAFFORD
County:	STRAFFORD
Book / Page:	1334 / 144
Map / Lot:	
Designer:	
Installer:	
Approval Date:	11/19/1993
Operation Date:	5/5/1995
Do Not Backfill Date:	
Bedrooms:	2
Flow:	300
Approval Conditions	GARAGE ADDED BESIDE LEACH FIELD. WS/REGISTRY: R
DES Reviewer:	BRENDA HAYWARD

Application Documents:

Total Documents Returned: 0

You will need a PDF reader in order to view any documents. You can download a free reader from Adobe.

Water - Subsurface Onestop - Application Detail

Tuesday, Dec. 8, 2015

Return to Query | Return to Results

Work Number:	199492202
Status:	EXPIRED PLAN OR APPLICATION
Application Type:	CONSTRUCTION
Approval Number:	CA1994206638
Owner Name:	ROGER & MARY CARLSON
Site Street Address:	SOUTH SHORE ROAD NEW DURHAM STRAFFORD
County:	STRAFFORD
Book / Page:	1589 / 650
Map / Lot:	
Designer:	THOMAS W VARNEY 93 POWDER MILL RD ALTON, NH 03809 PHONE: 603-875-7110
Installer:	
Approval Date:	9/19/1994
Operation Date:	
Do Not Backfill Date:	
Bedrooms:	2
Flow:	300
Approval Conditions	USE OF GARBAGE DISPOSAL IS PROHIBITED WITH THIS DESIGN. MAXIMUM SEWAGE LOADING NOT TO EXCEED 300 GPD FOR 2 BEDROOMS ONLY. NO FURTHER BEDROOMS ALLOWED. BED BOTTOM INSPECTION REPORT REQUIRED PRIOR TO FILL PLACEMENT. CALL REGIONAL INSPECTOR FOR VERIFICATION/ INSPECTION OF BED BOTTOM. 2 TO 1 SLOPE WAIVER GRANTED. ELJEN SYSTEM WAIVER GRANTED. SEAL AND GROUT THE SEPTIC TANK/PUMP CHAMBER PRIOR
DES Reviewer:	JOHN BAAS, III

Application Documents:

Total Documents Returned: 0

You will need a PDF reader in order to view any documents. You can download a free reader from Adobe.

Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP AMENDMENT
DETERMINATION DOCUMENT (REMOVAL)

COMMUNITY AND MAP PANEL INFORMATION		LEGAL PROPERTY DESCRIPTION
COMMUNITY	TOWN OF NEW DURHAM, STRAFFORD COUNTY, NEW HAMPSHIRE	Lot 145, Merrymeeting Lake Shores Development, as described in the Short Form Warranty Deed recorded as Document No. 016494, in Book 1184, Page 0238, in the Office of the Register of Deeds, Strafford County, New Hampshire
	COMMUNITY NO.: 330227	
AFFECTED MAP PANEL	NUMBER: 33017C0085D	
	DATE: 5/17/2005	
FLOODING SOURCE: MERRY MEETING LAKE		APPROXIMATE LATITUDE & LONGITUDE OF PROPERTY: 43.474, -71.160 SOURCE OF LAT & LONG: GOOGLE EARTH PRO DATUM: NAD 83

DETERMINATION

LOT	BLOCK/ SECTION	SUBDIVISION	STREET	OUTCOME WHAT IS REMOVED FROM THE SFHA	FLOOD ZONE	1% ANNUAL CHANCE FLOOD ELEVATION (NGVD 29)	LOWEST ADJACENT GRADE ELEVATION (NGVD 29)	LOWEST LOT ELEVATION (NGVD 29)
--	--	--	104 South Shore Road	Structure	X (unshaded)	--	654.3 feet	--

Special Flood Hazard Area (SFHA) - The SFHA is an area that would be inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood).

ADDITIONAL CONSIDERATIONS (Please refer to the appropriate section on Attachment 1 for the additional considerations listed below.)

PORTIONS REMAIN IN THE SFHA
ZONE A
STUDY UNDERWAY

This document provides the Federal Emergency Management Agency's determination regarding a request for a Letter of Map Amendment for the property described above. Using the information submitted and the effective National Flood Insurance Program (NFIP) map, we have determined that the structure(s) on the property(ies) is/are not located in the SFHA, an area inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood). This document amends the effective NFIP map to remove the subject property from the SFHA located on the effective NFIP map; therefore, the Federal mandatory flood insurance requirement does not apply. However, the lender has the option to continue the flood insurance requirement to protect its financial risk on the loan. A Preferred Risk Policy (PRP) is available for buildings located outside the SFHA. Information about the PRP and how one can apply is enclosed.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, LOMC Clearinghouse, 847 South Pickett Street, Alexandria, VA 22304-4605.

Luis Rodriguez, P.E., Chief
Engineering Management Branch
Federal Insurance and Mitigation Administration

Federal Emergency Management Agency
Washington, D.C. 20472

LETTER OF MAP AMENDMENT
DETERMINATION DOCUMENT (REMOVAL)

ATTACHMENT 1 (ADDITIONAL CONSIDERATIONS)

PORTIONS OF THE PROPERTY REMAIN IN THE SFHA (This Additional Consideration applies to the preceding 1 Property.)

Portions of this property, but not the subject of the Determination/Comment document, may remain in the Special Flood Hazard Area. Therefore, any future construction or substantial improvement on the property remains subject to Federal, State/Commonwealth, and local regulations for floodplain management.

ZONE A (This Additional Consideration applies to the preceding 1 Property.)

The National Flood Insurance Program map affecting this property depicts a Special Flood Hazard Area that was determined using the best flood hazard data available to FEMA, but without performing a detailed engineering analysis. The flood elevation used to make this determination is based on approximate methods and has not been formalized through the standard process for establishing base flood elevations published in the Flood Insurance Study. This flood elevation is subject to change.

STUDY UNDERWAY (This Additional Consideration applies to all properties in the LOMA DETERMINATION DOCUMENT (REMOVAL))

This determination is based on the flood data presently available. However, the Federal Emergency Management Agency is currently revising the National Flood Insurance Program (NFIP) map for the community. New flood data could be generated that may affect this property. When the new NFIP map is issued it will supersede this determination. The Federal requirement for the purchase of flood insurance will then be based on the newly revised NFIP map.

This attachment provides additional information regarding this request. If you have any questions about this attachment, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, LOMC Clearinghouse, 847 South Pickett Street, Alexandria, VA 22304-4605.

Luis Rodriguez, P.E., Chief
Engineering Management Branch
Federal Insurance and Mitigation Administration

Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP AMENDMENT
DETERMINATION DOCUMENT (REMOVAL)

COMMUNITY AND MAP PANEL INFORMATION		LEGAL PROPERTY DESCRIPTION
COMMUNITY	TOWN OF NEW DURHAM, STRAFFORD COUNTY, NEW HAMPSHIRE	Lot 142, Merrymeeting Lake Shores, as shown on the Plan of Land recorded as Document No. 15224, in the Office of the Register of Deeds, Strafford County, New Hampshire
	COMMUNITY NO.: 330227	
AFFECTED MAP PANEL	NUMBER: 33017C0085D	
	DATE: 5/17/2005	
FLOODING SOURCE: MERRY MEETING LAKE		APPROXIMATE LATITUDE & LONGITUDE OF PROPERTY: 43.474, -71.162 SOURCE OF LAT & LONG: PRECISION MAPPING STREETS 7.0 DATUM: NAD 83

DETERMINATION

LOT	BLOCK/ SECTION	SUBDIVISION	STREET	OUTCOME WHAT IS REMOVED FROM THE SFHA	FLOOD ZONE	1% ANNUAL CHANCE FLOOD ELEVATION (NGVD 29)	LOWEST ADJACENT GRADE ELEVATION (NGVD 29)	LOWEST LOT ELEVATION (NGVD 29)
142	--	Merrymeeting Lake Shores	98 South Shore Road	Structure	X (unshaded)	649.5 feet	651.9 feet	--

Special Flood Hazard Area (SFHA) - The SFHA is an area that would be inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood).

ADDITIONAL CONSIDERATIONS (Please refer to the appropriate section on Attachment 1 for the additional considerations listed below.)

PORTIONS REMAIN IN THE SFHA
ZONE A

This document provides the Federal Emergency Management Agency's determination regarding a request for a Letter of Map Amendment for the property described above. Using the information submitted and the effective National Flood Insurance Program (NFIP) map, we have determined that the structure(s) on the property(ies) is/are not located in the SFHA, an area inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood). This document amends the effective NFIP map to remove the subject property from the SFHA located on the effective NFIP map; therefore, the Federal mandatory flood insurance requirement does not apply. However, the lender has the option to continue the flood insurance requirement to protect its financial risk on the loan. A Preferred Risk Policy (PRP) is available for buildings located outside the SFHA. Information about the PRP and how one can apply is enclosed.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, 3601 Eisenhower Avenue, Suite 130, Alexandria, VA 22304-6439.

William R Blanton Jr

William R. Blanton Jr., CFM, Chief
Engineering Management Section
Mitigation Division

Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP AMENDMENT
DETERMINATION DOCUMENT (REMOVAL)

ATTACHMENT 1 (ADDITIONAL CONSIDERATIONS)

PORTIONS OF THE PROPERTY REMAIN IN THE SFHA (This Additional Consideration applies to the preceding 1 Property.)

Portions of this property, but not the subject of the Determination/Comment document, may remain in the Special Flood Hazard Area. Therefore, any future construction or substantial improvement on the property remains subject to Federal, State/Commonwealth, and local regulations for floodplain management.

ZONE A (This Additional Consideration applies to the preceding 1 Property.)

The National Flood Insurance Program map affecting this property depicts a Special Flood Hazard Area that was determined using the best flood hazard data available to FEMA, but without performing a detailed engineering analysis. The flood elevation used to make this determination is based on approximate methods and has not been formalized through the standard process for establishing base flood elevations published in the Flood Insurance Study. This flood elevation is subject to change.

This attachment provides additional information regarding this request. If you have any questions about this attachment, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, 3601 Eisenhower Avenue, Suite 130, Alexandria, VA 22304-6439.

William R Blanton Jr

William R. Blanton Jr., CFM, Chief
Engineering Management Section
Mitigation Division

LAKE

IRON BOUND

20.09'

PIN

PIN

N62°25'32"E
92.45'

96.43'
S62°25'32"W

IP

PIN 3.11

20.00'

PIN

PIN

11.20'

79.75' (PLAN 80.49?)

121.5'±

IP 7.8'

23.10'

PIN

N59°46'56"E
113.21'

123.89'
S59°46'56"W

10.96'

PIN

19.66'

PIN

51.15'

79.43'

53.09'

76.32'

DH

N32°31'07"W
55.17'

N32°17'05"W
64.83'

DH

DH 16.14'

86.26'
N34°44'22"W

17.50'

PIN

S59°16'06"W
95.00'

80.00'
S59°16'06"W

N59°16'06"E
70.00'

GRAPHIC SCALE

20 0 10 20 40 80

1 INCH = 20 FEET

DH

121.36'
S39°29'21"E

DH

DH

S39°52'22"E
121.00'

DH

PLAN

Strafford County Registry of Deeds

Account 442 Internet Prints
For 12/03/2015

Internet Print 442	Date: 2015-12-03 Time: 17:06:07 (GMT)	
Plan Print	005004004	1 page
Internet Print 442	Date: 2015-12-03 Time: 17:08:36 (GMT)	
Plan Print	0044060	1 page
Internet Print 442	Date: 2015-12-03 Time: 17:10:26 (GMT)	
Docket Print	Book 3176 Page 0204	3 pages
Internet Print 442	Date: 2015-12-03 Time: 17:24:50 (GMT)	
Docket Print	Book 1334 Page 0144	2 pages
Internet Print 442	Date: 2015-12-03 Time: 17:29:12 (GMT)	
Page Print	Book 0689 Page 0366	1 page
Internet Print 442	Date: 2015-12-03 Time: 17:44:08 (GMT)	
Docket Print	Book 1589 Page 0650	4 pages
Internet Print 442	Date: 2015-12-03 Time: 17:52:40 (GMT)	
Docket Print	Book 1470 Page 0348	3 pages
Internet Print 442	Date: 2015-12-03 Time: 18:00:38 (GMT)	
Docket Print	Book 0752 Page 0141	2 pages
Internet Print 442	Date: 2015-12-03 Time: 18:06:46 (GMT)	
Plan Print	0037063	1 page
Internet Print 442	Date: 2015-12-03 Time: 18:12:07 (GMT)	
Plan Print	0035123	1 page
Internet Print 442	Date: 2015-12-03 Time: 18:20:01 (GMT)	
Plan Print	0041027	1 page
Internet Print 442	Date: 2015-12-03 Time: 18:31:11 (GMT)	
Docket Print	Book 0562 Page 0454	2 pages
Internet Print 442	Date: 2015-12-03 Time: 18:34:25 (GMT)	
Docket Print	Book 0552 Page 0444	4 pages
Internet Print 442	Date: 2015-12-03 Time: 18:42:29 (GMT)	
Docket Print	Book 0562 Page 0449	2 pages

Total pages printed: 28

Water - Subsurface Onestop - Application Detail

Tuesday, Dec. 8, 2015

Return to Query | Return to Results

Work Number:	87039
Status:	APPROVED FOR OPERATION
Application Type:	CONSTRUCTION
Approval Number:	201802
Owner Name:	ROGER/MARY CARLSON
Site Street Address:	MERRYMEETING LAKE SOUTH SHORE ROAD NEW DURHAM STRAFFORD
County:	STRAFFORD
Book / Page:	1334 / 144
Map / Lot:	
Designer:	
Installer:	
Approval Date:	11/19/1993
Operation Date:	5/5/1995
Do Not Backfill Date:	
Bedrooms:	2
Flow:	300
Approval Conditions	GARAGE ADDED BESIDE LEACH FIELD. WS/REGISTRY: R
DES Reviewer:	BRENDA HAYWARD

Application Documents:

Total Documents Returned: 0

You will need a PDF reader in order to view any documents. You can download a free reader from Adobe.

Water - Subsurface Onestop - Application Detail

Tuesday, Dec. 8, 2015

Return to Query | Return to Results

Work Number:	199492202
Status:	EXPIRED PLAN OR APPLICATION
Application Type:	CONSTRUCTION
Approval Number:	CA1994206638
Owner Name:	ROGER & MARY CARLSON
Site Street Address:	SOUTH SHORE ROAD NEW DURHAM STRAFFORD
County:	STRAFFORD
Book / Page:	1589 / 650
Map / Lot:	
Designer:	THOMAS W VARNEY 93 POWDER MILL RD ALTON, NH 03809 PHONE: 603-875-7110
Installer:	
Approval Date:	9/19/1994
Operation Date:	
Do Not Backfill Date:	
Bedrooms:	2
Flow:	300
Approval Conditions	USE OF GARBAGE DISPOSAL IS PROHIBITED WITH THIS DESIGN. MAXIMUM SEWAGE LOADING NOT TO EXCEED 300 GPD FOR 2 BEDROOMS ONLY. NO FURTHER BEDROOMS ALLOWED. BED BOTTOM INSPECTION REPORT REQUIRED PRIOR TO FILL PLACEMENT. CALL REGIONAL INSPECTOR FOR VERIFICATION/ INSPECTION OF BED BOTTOM. 2 TO 1 SLOPE WAIVER GRANTED. ELJEN SYSTEM WAIVER GRANTED. SEAL AND GROUT THE SEPTIC TANK/PUMP CHAMBER PRIOR
DES Reviewer:	JOHN BAAS, III

Application Documents:

Total Documents Returned: 0

You will need a PDF reader in order to view any documents. You can download a free reader from Adobe.

State of New Hampshire
DEPARTMENT OF ENVIRONMENTAL SERVICES
Subsurface Systems Bureau
29 Hazen Drive, PO Box 95, Concord, NH 03302-0095
603-271-3501 FAX 603-271-6683

Site Assessment Form

RSA 485-A:39

A. Property

1. Seller's Name: CHRISTOPHER & EILEEN NEVINS Street: 36 ASHBROOK DR
   City/Town: HAMPTON State: NH Zip: 03842-1011 Tel #:

2. Agent's Name: _____Street:
   City/Town: _____ State: _____ Zip: _____ Tel #:

3. Assessor's Name: PAUL R. GELINAS III Designer Permit #: 1685
   Street: PO BOX 57 City/Town: NEW DURHAM
   State: NH Zip: 03855 Tel #: 603-859-6501

4. Lot Location:
   City/Town: NEW DURHAM Lot #: 144 & 409 Tax Map #: 29
   Street: 102 SOUTH SHORE ROAD Subdivision Name:

5. Brief Description of Property and Structures (incl. # bedrooms): 2 BEDROOM HOME LOCATED ON MERRYMEETING LAKE

6. Abutters, if known (attach additional sheet if necessary):
   Name: _____ Mail Address:
   Name: _____ Mail Address:
   Name: _____ Mail Address:

B. Lot Characteristics

1. Lot Size: 26,640 SQ FT
2. Slope: 15 - 25%
3. Loading Capacity (calculated): 300 GPD
4. Water Supply: Well on Lot: X Municipal _____ (name)
   Community:_____ (name) Other:
5. Soil Type*: HIE HOLLIS- GLOUCESTER
6. Estimated Seasonal High Water Table*: 48"
7. Scope of Review (e.g., written record only, on-site investigation, etc.): ON-SITE INVESTIGATION, REVIEWED SEPTIC SYSTEM PLANS , WAS ON 5-5-1995, APPROVAL # 201802A
8. Designer's Assessment of Site for Current Use of System: MAY CONTINUE TO USE

*From US Natural Resources Conservation Service maps or actual data, if available
Distribution: Original with listing, then to Buyer; 1 copy to Assessor

C. **Present Sewage Disposal System**

1. Does the property currently have any sewage disposal system? Yes ☒ No ☐

2. If yes, is the system state approved? Yes ☒ No ☐

If YES, a copy of the approved plan, construction approval and operational approval must be attached to the original of this form. Also, an 8-1/2" x 11" sketch to scale or with dimensions shown of the lot, approximate property lines and approximate locations of abuttors' septic systems and wells (with 75' well radius), if known, must be attached.

If NO, supply all available information on the type, capacity, age and location of the system, and include an 8-1/2" x 11" sketch to scale or with dimensions shown of the property and the location of the system. Also, an 8-1/2" x 11" sketch to scale or with dimensions shown of the lot, approximate property lines and approximate locations of abuttors' septic systems and wells (with 75' well radius), or if known, must be attached.

NOTE: Env-Ws 1022.03 PROVIDES THAT "HOLDING TANKS SHALL NOT BE APPROVED EXCEPT AS A REPLACEMENT FOR AN EXISTING SYSTEM IN FAILURE WHEN NO OTHER MEANS OF DISPOSAL IS PRACTICAL." HOLDING TANKS ARE NOT APPROVED FOR NEW CONSTRUCTION OR FOR EXPANSION OF EXISTING STRUCTURES.

THE ASSESSOR MUST STAMP AND DATE BELOW

Assessment Date: 8/18/09

THE STATEMENT BELOW MUST BE SIGNED AND DATED BY THE BUYER

The undersigned certify that we have reviewed this Site Assessment Form and understand the information contained herein and that we have received a copy of this Site Assessment Form.

Buyer: _____ Date: _____

Buyer: _____ Date: _____

Revised 10/99

APPROVAL FOR CONSTRUCTION

CA1994206638

N.H. DEPARTMENT OF ENVIRONMENTAL SERVICES
WATER SUPPLY & POLLUTION CONTROL DIVISION
P.O. BOX 95, 6 HAZEN DRIVE, CONCORD, NH 03302-0095

APPROVAL NO. CA1994206638

29/144

THE PLANS AND SPECIFICATIONS FOR SEWAGE OR WASTE DISPOSAL SYSTEM SUBMITTED FOR:

OWNER:

ROGER & MARY CARLSON
10 EVERGREEN AVENUE
WESTWOOD MA 02090-

COPY SENT TO:

HEALTH OFFICER
TOWN OFFICE
NEW DURHAM NH 03855-

BY APPLICANT: PERMIT NO.

00239
THOMAS W VARNEY
RR 1 BOX 10AA
ALTON NH 03809-

Lot Numbers: /
Subd. Appvl. No.: PRE 67
Subd. Name:
County: STRAFFORD
Registry Book No.: 1589
Registry Page No.: 650
Probate Docket No.: (If Applicable)
Type of System: 2 BR
300 GPD
Town/City Location: NEW DURHAM
Street Location: SOUTH SHORE ROAD

Subsurface waste disposal systems must be operated and maintained in a manner so as to prevent nuisance or health hazard due to system failure. (RSA 485-A:37)

It is unlawful to discharge any hazardous chemicals or substances into subsurface waste disposal systems. Included are paints, thinners, gasoline and chlorinated hydrocarbon solvents such as TCE, sometimes used to clean failed septic systems and auto parts. (Env-Ws 410.05)

ADVISE YOUR CONTRACTOR OF REQUIRED CHANGES IN PLANS AS INDICATED BELOW CONDITIONS

USE OF GARBAGE DISPOSAL IS PROHIBITED WITH THIS DESIGN. MAXIMUM SEWAGE LOADING NOT TO EXCEED 300 GPD FOR 2 BEDROOMS ONLY. NO FURTHER BEDROOMS ALLOWED. BED BOTTOM INSPECTION REPORT REQUIRED PRIOR TO FILL PLACEMENT. CALL REGIONAL INSPECTOR FOR VERIFICATION/ INSPECTION OF BED BOTTOM. 2 TO 1 SLOPE WAIVER GRANTED. ELJEN SYSTEM WAIVER GRANTED. SEAL AND GROUT THE SEPTIC TANK/PUMP CHAMBER PRIOR TO REQUEST FOR INSPECTION.

Approved this date: 05/15/94

By: JOHN BAAS
N.H. Water Supply & Polution Control Division Staff

Date amended:

Amended by:

(OVER)

REVISED 8/91

√

APPROVAL FOR OPERATION

N.H. DEPARTMENT OF ENVIRONMENTAL SERVICES
WATER SUPPLY & POLLUTION CONTROL DIVISION
P.O. BOX 95, 6 HAZEN DRIVE, CONCORD, NH 03302-0095

29/144 APPROVAL NO. 201802-A

AMENDED DUE TO: Garage added Inside Leach Field

OWNER:

—

ROGER/MARY CARLSON
10 EVERGREEN AVENUE
WESTWOOD MA 02090

COPY SENT TO:

—

HEALTH OFFICER
TOWN OFFICE
NEW DURHAM NH 03855

Lot Numbers:
Subd. Appvl. No.: PRE '67
Subd. Name: MERRYMEETING LAKE
County: STRA
Registry Book No.: 1334
Registry Page No.: 144
Probate Docket No.: (If Applicable)

Type of System: 000000GBR
0000000PD

Town/City Location: NEW DURHAM

Street Location: SOUTH SHORE ROAD

Installer Charles McKay Permit No. 1664

☐ Owner Installed For His Domicile

Was Inspected On (Date) 2-3-95

Before Covering And Is Hereby Approved For Use.

Date Approved: 5-5-95

By: James V. McBride
Authorized Agent Of N.H. Water Supply And Pollution Control Division

Subsurface waste disposal systems must be operated and maintained in a manner so as to prevent nuisance or health hazard due to system failure. (RSA 485-A:37)

It is unlawful to discharge any hazardous chemicals or substances into subsurface waste disposal systems. Included are paints, thinners, gasoline and chlorinated hydrocarbon solvents such as TCE, sometimes used to clean failed septic systems and auto parts. (Env-Ws 410.05)

REVISED 8/91 W0787039

TOWN'S

FEDERAL EMERGENCY MANAGEMENT AGENCY APPLICATION FORM FOR SINGLE RESIDENTIAL LOT OR STRUCTURE AMENDMENTS TO NATIONAL FLOOD INSURANCE PROGRAM MAPS	*O.M.B. NO. 3067-0257* *Expires May 31, 2005*

PAPERWORK REDUCTION ACT

Public reporting burden for this form is estimated to average 2.4 hours per response. The burden estimate includes the time for reviewing instructions, searching existing data sources, gathering and maintaining the needed data, and completing, reviewing, and submitting the form. You are not required to respond to this collection of information unless a valid OMB control number is displayed in the upper right corner of this form. Send comments regarding the accuracy of the burden estimate and any suggestions for reducing this burden to: Information Collections Management, Federal Emergency Management Agency, 500 C Street, S.W., Washington DC 20472, Paperwork Reduction Project (3067-0257). Submission of this form is required to obtain or retain benefits under the National Flood Insurance Program.

This form should be used to request that the Federal Emergency Management Agency (FEMA) remove a single structure or legally recorded parcel of land or portions thereof, described by metes and bounds, certified by a registered professional engineer or licensed land surveyor, from a designated Special Flood Hazard Area (SFHA), an area that would be inundated by the flood having a 1%-chance of being equaled or exceeded in any given year (base flood), via Letter of Map Amendment (LOMA). It shall not be used for requests submitted by developers, for requests involving multiple structures or lots, for property in alluvial fan areas or coastal high hazard areas (V zones), or requests involving the placement of fill. (NOTE: Use MT-1 forms for such requests). Fill is defined as material placed to raise the grade to or above the Base Flood Elevation (BFE). The common construction practice of removing unsuitable existing material (topsoil) and backfilling with select structural material is not considered the placement of fill if the practice does not alter the existing (natural grade) elevation, which is at or above the BFE. Also, fill that is placed before the date of the first National Flood Insurance Program (NFIP) map showing the area in an SFHA is considered natural grade.

LOMA:	A letter from FEMA stating that an existing structure or parcel of land that has not been elevated by fill would not be inundated by the base flood.

A – This section may be completed by the property owner or by the property owner's agent.

1. Has fill been placed on your property?

☒ No ☐ Yes – If Yes, STOP!! – You must complete the MT-1 application forms; visit http://www.fema.gov/fhm/dl_mt-1.shtm or call the FEMA Map Assistance Center toll free: (877-FEMA MAP) (877-336-2627)

2. Legal description of Property (Lot, Block, Subdivision) and street address of the Property (if different from mailing address): Map 29 Lot 144
102 South Shore Rd
New Durham, NH 03855

3. Are you requesting that the flood zone designation be removed from (check one):

☐ Your entire legally recorded property?

☐ A portion of your legally recorded property? (a metes and bounds description and map of the area to be removed, certified by a registered professional engineer or licensed land surveyor are required)

☒ A structure on your property? What is the date of construction? 1995

All documents submitted in support of this request are correct to the best of my knowledge. I understand that any false statement may be punishable by fine or imprisonment under Title 18 of the United States Code, Section 1001.

Applicant's Name:	Company:
Christopher + Eileen Nevins	
Mailing Address: 36 Ashbrook Dr Hampton, NH 03842	**Daytime Telephone No.:** 603-926-1366
E-mail address: eileen.nevins@comcast.net	**Fax No.:** 603-926-1368
Signature of Applicant (required) Eileen M Nevins Christopher D Nevins	**Date** 11/21/05

End of Section A

B – This section must be completed by a registered professional engineer or licensed land surveyor.

NOTE: If an NFIP Elevation Certificate has already been completed for this property, it may be submitted in lieu of this section of the form.

Applicable Regulations

The regulations pertaining to LOMAs are presented in the National Flood Insurance Program (NFIP) regulations under Title 44, Chapter I, Parts 70 and 72, Code of Federal Regulations. The purpose of Part 70 is to provide an administrative procedure whereby FEMA will review information submitted by an owner or lessee of property who believes that his or her property has been inadvertently included in a designated SFHA. The necessity of Part 70 is due in part to the technical difficulty of accurately delineating the SFHA boundary on an NFIP map. Part 70 procedures shall not apply if the topography has been altered since the effective date of the first NFIP map [e.g., a Flood Insurance Rate Map (FIRM) or Flood Hazard Boundary Map (FHBM)] showing the property to be within the SFHA.

Basis of Determination

FEMA's determination as to whether a structure or legally recorded parcel of land, or portions thereof, described by metes and bounds, may be removed from the SFHA will be based upon a comparison of the Base (1%-annual-chance) Flood Elevation (BFE) with certain elevation information. For Zone A, with no BFE determined, refer to *Managing Floodplain Development in Approximate Zone A Areas, A Guide for Obtaining and Developing Base (100-Year) Flood Elevations*. The elevation information required is dependent on whether a structure, or a legally recorded parcel of land, is to be removed from the SFHA.

Item to be Removed from the SFHA: (check one)	Elevation Information Required: (complete Item 4)
☐ Structure located on natural grade (LOMA)	Lowest Adjacent Grade to the structure (the elevation of the lowest ground touching the structure including attached decks or garage)
☐ Undeveloped legally recorded parcel of land (LOMA)	Elevation of the lowest ground on the parcel or within the portion of land to be removed from the SFHA (skip to Item 2)

1. What is the type of construction? (check one) ☐ crawl space ☒ slab on grade ☐ basement/enclosure

☐ other (explain)

2. BUILDING INFORMATION

Building Street Address (including Apt. Unit, Suite, and/or Bldg. No.):

102 South Shore Road New Durham, NH 03855

Property Description (Lot and Block Number, Tax Parcel Number, Legal Description, etc.):

Map 29 Lot 144

3. FLOOD INSURANCE RATE MAP (FIRM) INFORMATION

NFIP Community Number:	Map & Panel Number:	Base Flood Elevation:
New Durham 330227	0005 of 405	None

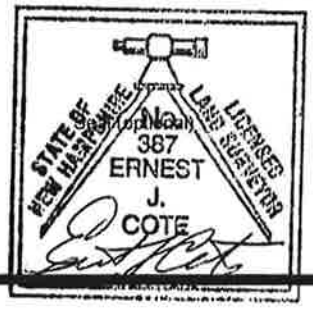
4. ELEVATION INFORMATION (SURVEY REQUIRED)

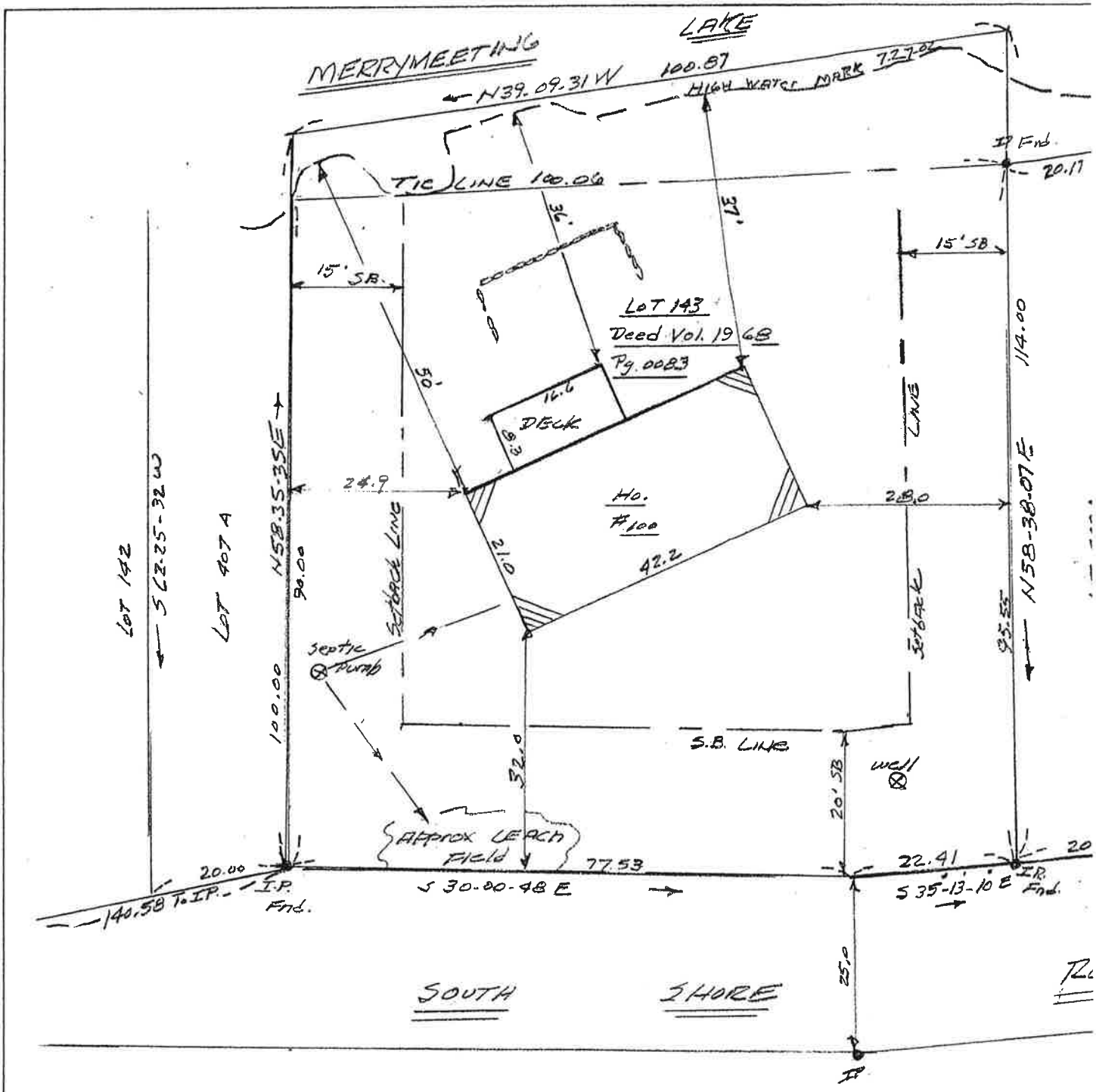
- Lowest Adjacent Grade (LAG) to the structure 667.8 ft. (m)
- Elevation of the lowest grade on the property; or, metes and bounds area 647.5 ft. (m)
- Indicate the datum (and datum conversion if different from NGVD 29 or NAVD 88)
- Has FEMA identified this area as subject to land subsidence or uplift? ☐ Yes ☐ No
- If Yes, what is the date of the current releveling?

This certification is to be signed and sealed by a licensed land surveyor, registered professional engineer, or architect authorized by law to certify elevation information. All documents submitted in support of this request are correct to the best of my knowledge. I understand that any false statement may be punishable by fine or imprisonment under Title 18 of the United States Code, Section 1001.

Certifier's Name:	License No.:	Expiration Date:
Ernest J. Cote	387	11/30/06
Company Name:	**Telephone No.:**	**Fax No.:**
E.J. Cote & Assoc. Inc.	603-926-4878	
Signature:		**Date:**
E. J. Cote		Nov. 21 2005

(See attached address listing for LOMAs)





NOTE:

1. Reference PLAN MERRYMEETING LAKE Shores Development Aug. 30, 1949 SCRD PLAN 4 POCKET 5 Folder 4. Deed Vol. 1968 Pg. 0083.
2. PLANS BY BERRY Surveying & Eng. FOR LOT 408, M/F CHECCHI & PAUL McQUADE.

Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP AMENDMENT
DETERMINATION DOCUMENT (REMOVAL)

COMMUNITY AND MAP PANEL INFORMATION		LEGAL PROPERTY DESCRIPTION
COMMUNITY	TOWN OF NEW DURHAM, STRAFFORD COUNTY, NEW HAMPSHIRE	Lot 142, Merrymeeting Lake Shores, as shown on the Plan of Land recorded as Document No. 15224, in the Office of the Register of Deeds, Strafford County, New Hampshire
	COMMUNITY NO.: 330227	
AFFECTED MAP PANEL	NUMBER: 33017C0085D	
	DATE: 5/17/2005	
FLOODING SOURCE: MERRY MEETING LAKE		APPROXIMATE LATITUDE & LONGITUDE OF PROPERTY: 43.474, -71.162 SOURCE OF LAT & LONG: PRECISION MAPPING STREETS 7.0 DATUM: NAD 83

DETERMINATION

LOT	BLOCK/ SECTION	SUBDIVISION	STREET	OUTCOME WHAT IS REMOVED FROM THE SFHA	FLOOD ZONE	1% ANNUAL CHANCE FLOOD ELEVATION (NGVD 29)	LOWEST ADJACENT GRADE ELEVATION (NGVD 29)	LOWEST LOT ELEVATION (NGVD 29)
142	--	Merrymeeting Lake Shores	98 South Shore Road	Structure	X (unshaded)	649.5 feet	651.9 feet	--

Special Flood Hazard Area (SFHA) - The SFHA is an area that would be inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood).

ADDITIONAL CONSIDERATIONS (Please refer to the appropriate section on Attachment 1 for the additional considerations listed below.)

PORTIONS REMAIN IN THE SFHA
ZONE A

This document provides the Federal Emergency Management Agency's determination regarding a request for a Letter of Map Amendment for the property described above. Using the information submitted and the effective National Flood Insurance Program (NFIP) map, we have determined that the structure(s) on the property(ies) is/are not located in the SFHA, an area inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood). This document amends the effective NFIP map to remove the subject property from the SFHA located on the effective NFIP map; therefore, the Federal mandatory flood insurance requirement does not apply. However, the lender has the option to continue the flood insurance requirement to protect its financial risk on the loan. A Preferred Risk Policy (PRP) is available for buildings located outside the SFHA. Information about the PRP and how one can apply is enclosed.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, 3601 Eisenhower Avenue, Suite 130, Alexandria, VA 22304-6439.

William R Blanton Jr

William R. Blanton Jr., CFM, Chief
Engineering Management Section
Mitigation Division

Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP AMENDMENT
DETERMINATION DOCUMENT (REMOVAL)

ATTACHMENT 1 (ADDITIONAL CONSIDERATIONS)

PORTIONS OF THE PROPERTY REMAIN IN THE SFHA (This Additional Consideration applies to the preceding 1 Property.)

Portions of this property, but not the subject of the Determination/Comment document, may remain in the Special Flood Hazard Area. Therefore, any future construction or substantial improvement on the property remains subject to Federal, State/Commonwealth, and local regulations for floodplain management.

ZONE A (This Additional Consideration applies to the preceding 1 Property.)

The National Flood Insurance Program map affecting this property depicts a Special Flood Hazard Area that was determined using the best flood hazard data available to FEMA, but without performing a detailed engineering analysis. The flood elevation used to make this determination is based on approximate methods and has not been formalized through the standard process for establishing base flood elevations published in the Flood Insurance Study. This flood elevation is subject to change.

This attachment provides additional information regarding this request. If you have any questions about this attachment, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, 3601 Eisenhower Avenue, Suite 130, Alexandria, VA 22304-6439.

William R Blanton Jr

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Engineering Management Section
Mitigation Division

Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP AMENDMENT
DETERMINATION DOCUMENT (REMOVAL)

COMMUNITY AND MAP PANEL INFORMATION		LEGAL PROPERTY DESCRIPTION
COMMUNITY	TOWN OF NEW DURHAM, STRAFFORD COUNTY, NEW HAMPSHIRE	Lot 145, Merrymeeting Lake Shores Development, as described in the Short Form Warranty Deed recorded as Document No. 016494, in Book 1184, Page 0238, in the Office of the Register of Deeds, Strafford County, New Hampshire
	COMMUNITY NO.: 330227	
AFFECTED MAP PANEL	NUMBER: 33017C0085D	
	DATE: 5/17/2005	
FLOODING SOURCE: MERRY MEETING LAKE		APPROXIMATE LATITUDE & LONGITUDE OF PROPERTY: 43.474, -71.160 SOURCE OF LAT & LONG: GOOGLE EARTH PRO DATUM: NAD 83

DETERMINATION

LOT	BLOCK/ SECTION	SUBDIVISION	STREET	OUTCOME WHAT IS REMOVED FROM THE SFHA	FLOOD ZONE	1% ANNUAL CHANCE FLOOD ELEVATION (NGVD 29)	LOWEST ADJACENT GRADE ELEVATION (NGVD 29)	LOWEST LOT ELEVATION (NGVD 29)
--	--	--	104 South Shore Road	Structure	X (unshaded)	--	654.3 feet	--

Special Flood Hazard Area (SFHA) - The SFHA is an area that would be inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood).

ADDITIONAL CONSIDERATIONS (Please refer to the appropriate section on Attachment 1 for the additional considerations listed below.)

PORTIONS REMAIN IN THE SFHA
ZONE A
STUDY UNDERWAY

This document provides the Federal Emergency Management Agency's determination regarding a request for a Letter of Map Amendment for the property described above. Using the information submitted and the effective National Flood Insurance Program (NFIP) map, we have determined that the structure(s) on the property(ies) is/are not located in the SFHA, an area inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood). This document amends the effective NFIP map to remove the subject property from the SFHA located on the effective NFIP map; therefore, the Federal mandatory flood insurance requirement does not apply. However, the lender has the option to continue the flood insurance requirement to protect its financial risk on the loan. A Preferred Risk Policy (PRP) is available for buildings located outside the SFHA. Information about the PRP and how one can apply is enclosed.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, LOMC Clearinghouse, 847 South Pickett Street, Alexandria, VA 22304-4605.

Luis Rodriguez, P.E., Chief
Engineering Management Branch
Federal Insurance and Mitigation Administration

Federal Emergency Management Agency
Washington, D.C. 20472

LETTER OF MAP AMENDMENT
DETERMINATION DOCUMENT (REMOVAL)

ATTACHMENT 1 (ADDITIONAL CONSIDERATIONS)

PORTIONS OF THE PROPERTY REMAIN IN THE SFHA (This Additional Consideration applies to the preceding 1 Property.)

Portions of this property, but not the subject of the Determination/Comment document, may remain in the Special Flood Hazard Area. Therefore, any future construction or substantial improvement on the property remains subject to Federal, State/Commonwealth, and local regulations for floodplain management.

ZONE A (This Additional Consideration applies to the preceding 1 Property.)

The National Flood Insurance Program map affecting this property depicts a Special Flood Hazard Area that was determined using the best flood hazard data available to FEMA, but without performing a detailed engineering analysis. The flood elevation used to make this determination is based on approximate methods and has not been formalized through the standard process for establishing base flood elevations published in the Flood Insurance Study. This flood elevation is subject to change.

STUDY UNDERWAY (This Additional Consideration applies to all properties in the LOMA DETERMINATION DOCUMENT (REMOVAL))

This determination is based on the flood data presently available. However, the Federal Emergency Management Agency is currently revising the National Flood Insurance Program (NFIP) map for the community. New flood data could be generated that may affect this property. When the new NFIP map is issued it will supersede this determination. The Federal requirement for the purchase of flood insurance will then be based on the newly revised NFIP map.

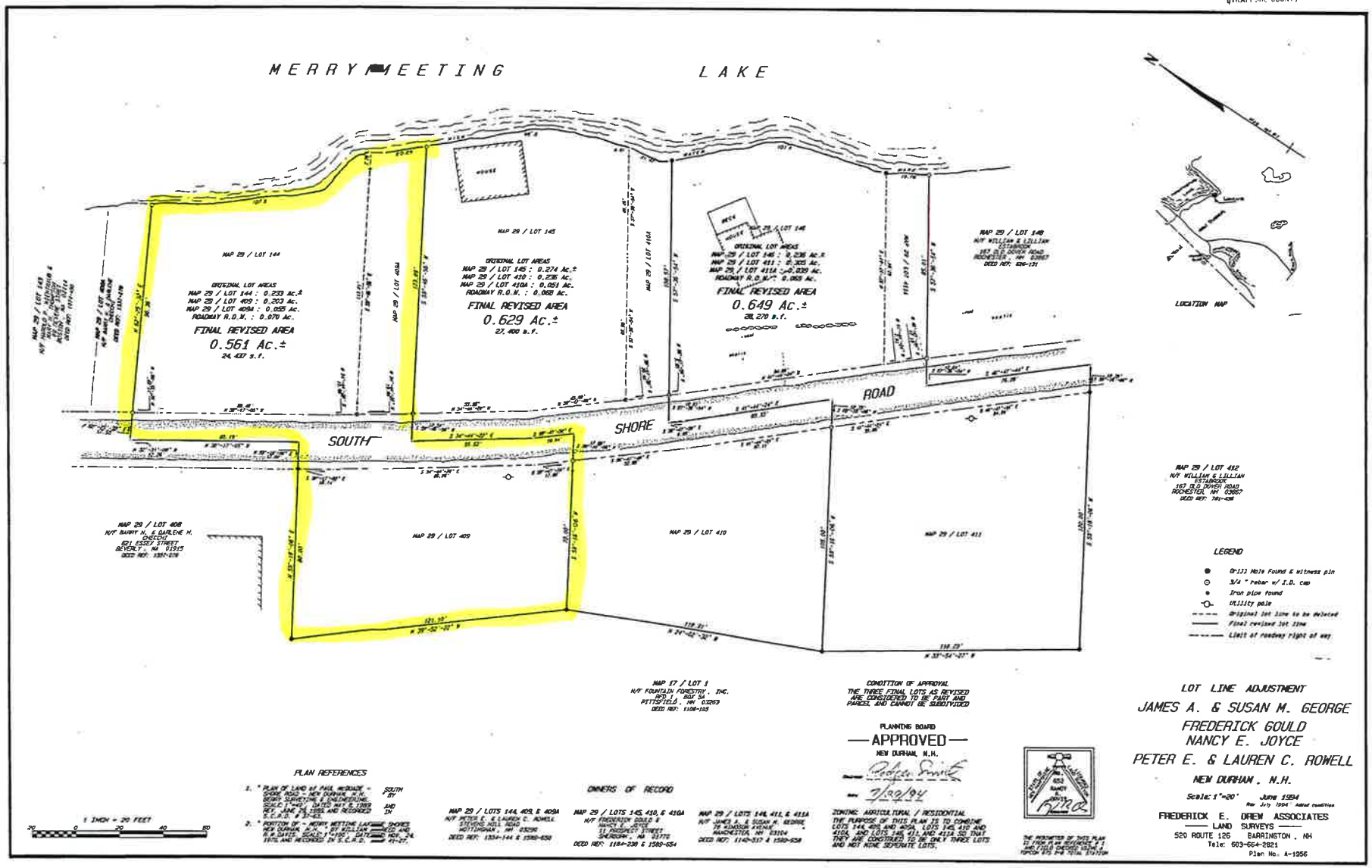
This attachment provides additional information regarding this request. If you have any questions about this attachment, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, LOMC Clearinghouse, 847 South Pickett Street, Alexandria, VA 22304-4605.

Luis Rodriguez, P.E., Chief
Engineering Management Branch
Federal Insurance and Mitigation Administration

012367

'94 AUG 11 AM 10:10

REGISTER OF DEEDS
STRAFFORD COUNTY


MERRY MEETING LAKE
SOUTH SHORE ROAD
MAP 29 / LOT 144
ORIGINAL LOT AREAS
MAP 29 / LOT 144 : 0.233 Ac.±
MAP 29 / LOT 409 : 0.203 Ac.
MAP 29 / LOT 409A : 0.055 Ac.
ROADWAY R.O.W. : 0.070 Ac.
FINAL REVISED AREA
0.561 Ac.±
24,427 s.f.
MAP 29 / LOT 145
ORIGINAL LOT AREAS
MAP 29 / LOT 145 : 0.274 Ac.±
MAP 29 / LOT 410 : 0.236 Ac.
MAP 29 / LOT 410A : 0.051 Ac.
ROADWAY R.O.W. : 0.068 Ac.
FINAL REVISED AREA
0.629 Ac.±
27,400 s.f.
MAP 29 / LOT 146
ORIGINAL LOT AREAS
MAP 29 / LOT 146 : 0.236 Ac.±
MAP 29 / LOT 411 : 0.305 Ac.
MAP 29 / LOT 411A : 0.029 Ac.
ROADWAY R.O.W.: 0.068 Ac.
FINAL REVISED AREA
0.649 Ac.±
28,270 s.f.
MAP 29 / LOT 148
N/F WILLIAM & LILLIAN ESTABROOK
167 OLD DOVER ROAD
ROCHESTER, NH 03867
DEED REF: 826-121
MAP 29 / LOT 408
N/F BARRY N. & DARLENE H. CHECHI
621 ESSEX STREET
BEVERLY, MA 01915
DEED REF: 1351-619
MAP 29 / LOT 409
MAP 29 / LOT 410
MAP 29 / LOT 411
MAP 29 / LOT 412
N/F WILLIAM & LILLIAN ESTABROOK
167 OLD DOVER ROAD
ROCHESTER, NH 03867
DEED REF: 741-438
LOCATION MAP
LEGEND
Drill Hole Found & Witness pin
5/4 " rebar w/ I.D. cap
Iron pipe found
Utility pole
Original lot line to be deleted
Final revised lot line
Limit of roadway right of way
MAP 17 / LOT 1
N/F FOUNTAIN FORESTRY, INC.
RFD 1, BOX 5A
PITTSFIELD, NH 03263
DEED REF: 1108-183
CONDITION OF APPROVAL
THE THREE FINAL LOTS AS REVISED ARE CONSIDERED TO BE PART AND PARCEL AND CANNOT BE SUBDIVIDED
PLANNING BOARD
APPROVED
NEW DURHAM, N.H.
Date 7/20/94
1 INCH = 20 FEET
0 20 40 80
PLAN REFERENCES
1. " PLAN OF LAND of PAUL MCAULIFFE - SOUTH ST
GOOSE ROAD - NEW DURHAM, N.H. AND
SCALE: 1"=40' DATED: MAY 8, 1989 IN
REV. JUNE 29, 1989, AND RECORDED
S.C.R.D. # 27425.
2. " PORTION OF - HENRY METTME LAND - SHORES,
NEW DURHAM, N.H. " BY WILLIAM SURVEYED AND
R.W. DAVIS, SCALE: 1"=100', DATED: NOV. 24,
1976, AND RECORDED IN S.C.R.D. # 4121.
OWNERS OF RECORD
MAP 29 / LOTS 144, 409, & 409A
N/F PETER E. & LAUREN C. ROWELL
STEVENS HILL ROAD
NOTTINGHAM, NH 03290
DEED REF: 1334-144 & 1586-458
MAP 29 / LOTS 145, 410, & 410A
N/F FREDERICK GOULD &
NANCY E. JOYCE
11 PROSPECT STREET
DURHAM, NH 03773
DEED REF: 1184-238 & 1586-454
MAP 29 / LOTS 146, 411, & 411A
N/F JAMES A. & SUSAN M. GEORGE
76 KINGSTON AVENUE
MANCHESTER, NH 03104
DEED REF: 1140-317 & 1586-458
ZONING: AGRICULTURAL / RESIDENTIAL
THE PURPOSE OF THIS PLAN IS TO COMBINE LOTS 144, 409, AND 409A, LOTS 145, 410 AND 410A, AND LOTS 146, 411, AND 411A SO THAT THEY ARE CONSTRUED TO BE ONLY THREE LOTS AND NOT NINE SEPERATE LOTS.
THE INFORMATION OF THIS PLAN IS FROM A FIELD SURVEY AND / OR DEEDED DATA OF RECORD
LOT LINE ADJUSTMENT
JAMES A. & SUSAN M. GEORGE
FREDERICK GOULD
NANCY E. JOYCE
PETER E. & LAUREN C. ROWELL
NEW DURHAM, N.H.
Scale: 1"=20' June 1994
Rev July 1994 Added condition
FREDERICK E. DREW ASSOCIATES
LAND SURVEYS
520 ROUTE 126 BARRINGTON, NH
Tele: 603-664-2821
Plan No. 4-1956

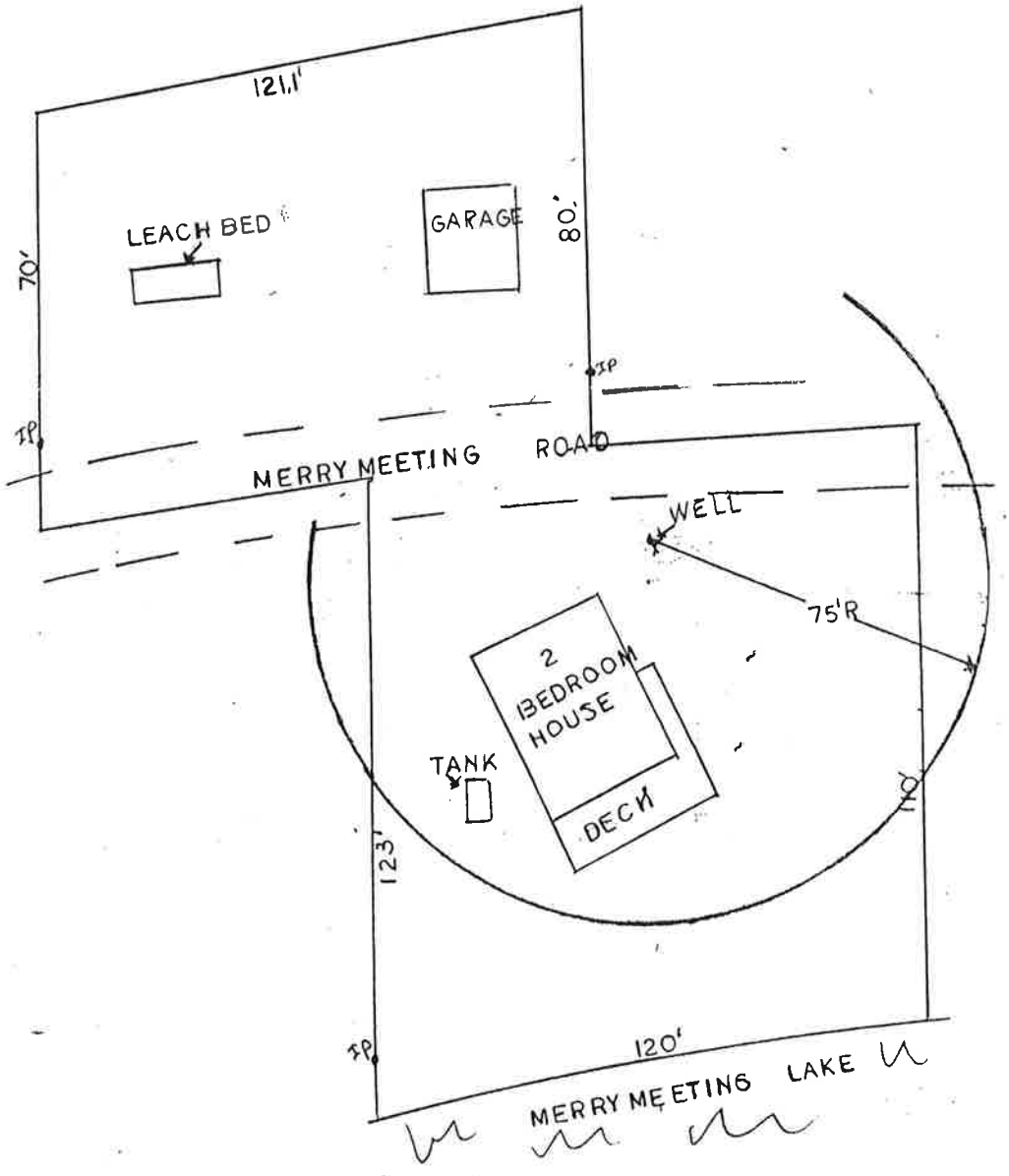
OLD BAY SEPTIC DESIGN

Paul R. Gelinas III
Paul R. Gelinas, JR
PO Box 57, New Durham, NH 03855
Phone & Fax: (603)859-6501
gelinas@worldpath.net

SITE ASSESSMENT FOR;

Location: Tax Map ID: 29-144
102 South Shore Road
New Durham, N.H.

Owner: Christopher & Eileen Nevins
36 Ashbrook Dr
Hampton, NH 03842-1011



Note: Information is gathered from various sources, therefore accuracy is not guaranteed.

Date: August 8, 2009

102 SOUTH SHORE ROAD

Location	102 SOUTH SHORE ROAD	**Assessment**	$412,100
Mblu	122/ / 003/043 /	**Appraisal**	$412,100
Acct#	TWN	**PID**	1726
Owner	NEVINS, CHRISTOPHER F & EILEEN A	**Building Count**	1

Current Value

Appraisal			
Valuation Year	**Improvements**	**Land**	**Total**
2015	$143,400	$268,700	$412,100
Assessment			
Valuation Year	**Improvements**	**Land**	**Total**
2015	$143,400	$268,700	$412,100

Owner of Record

Owner NEVINS, CHRISTOPHER F & EILEEN A
Co-Owner

Sale Price $0
Certificate
Book & Page 3724/0234
Sale Date 03/31/2009
Instrument 00

Ownership History

Ownership History					
Owner	**Sale Price**	**Certificate**	**Book & Page**	**Instrument**	**Sale Date**
NEVINS, CHRISTOPHER F & EILEEN A	$0		3724/0234	00	03/31/2009
NEVINS, CHRISTOPHER F +EILEEN A TRUSTEES	$495,000		3176/0202	00	04/25/2005
MOORHEAD, JOHN DAVID + KARA BETH	$274,533		2219/0303	00	08/01/2000
SOLYMAR, LUCY S	$240,000		2108/0021	00	05/24/1999
CAMPAGNA, BRUCE F	$54,000		1802/0129	00	05/15/1995

Building Information

Building 1 : Section 1

Year Built: 1995
Living Area: 1288
Replacement Cost: $135,133
Building Percent 88

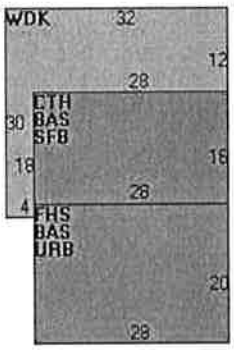
Good:
Replacement Cost
Less Depreciation: $118,900

Building Attributes	
Field	**Description**
Style	Cape Cod
Model	Residential
Grade:	Average
Stories:	1 1/2 Stories
Occupancy	1
Exterior Wall 1	Clapboard
Exterior Wall 2	
Roof Structure:	Gable/Hip
Roof Cover	Asph/F Gls/Cmp
Interior Wall 1	Drywall/Sheet
Interior Wall 2	
Interior Flr 1	Laminate
Interior Flr 2	
Heat Fuel	Oil
Heat Type:	Hot Water
AC Type:	None
Total Bedrooms:	2 Bedrooms
Total Bthrms:	2
Total Half Baths:	0
Total Xtra Fixtrs:	
Total Rooms:	5 Rooms
Bath Style:	Average
Kitchen Style:	Average

Building Photo

(http://images.vgsi.com/photos/NewDurhamNHPhotos//\00\00

Building Layout



Building Sub-Areas			Legend
Code	**Description**	**Gross Area**	**Living Area**
BAS	First Floor	1008	1008
FHS	Half Story, Finished	560	280
CTH	Cath Ceiling	448	0
SFB	Base, Semi-Finished	448	0
URB	Basement, Unfinished, Raised	560	0
WDK	Deck, Wood	456	0
		3480	1288

Extra Features

Extra Features				Legend
Code	**Description**	**Size**	**Value**	**Bldg #**
FPL	GAS FIREPLACE	1 UNITS	$2,500	1

Land

Land Use

Use Code	1013
Description	SFR WATER MDL-01
Zone	RAR
Neighborhood	ML
Alt Land Appr	No
Category	

Land Line Valuation

Size (Acres)	0.53
Frontage	0
Depth	0
Assessed Value	$268,700
Appraised Value	$268,700

Outbuildings

Outbuildings						Legend
Code	**Description**	**Sub Code**	**Sub Description**	**Size**	**Value**	**Bldg #**
FGR1	GARAGE-AVE			484 S.F.	$11,300	1
WDK	WOOD DECK			120 S.F.	$1,700	1
DCK1	DOCKS-RES TYPE			180 S.F.	$3,200	1
SHD1	SHED FRAME			96 S.F.	$1,400	1
RPV3	PAVING >1000			1 UNITS	$3,500	1
PAT1	PATIO-AVG			360 S.F.	$900	1

Valuation History

Appraisal			
Valuation Year	**Improvements**	**Land**	**Total**
2015	$143,400	$268,700	$412,100
2013	$167,100	$301,200	$468,300
2012	$167,100	$301,200	$468,300

Assessment			
Valuation Year	**Improvements**	**Land**	**Total**
2015	$143,400	$268,700	$412,100
2013	$167,100	$301,200	$468,300
2012	$167,100	$301,200	$468,300

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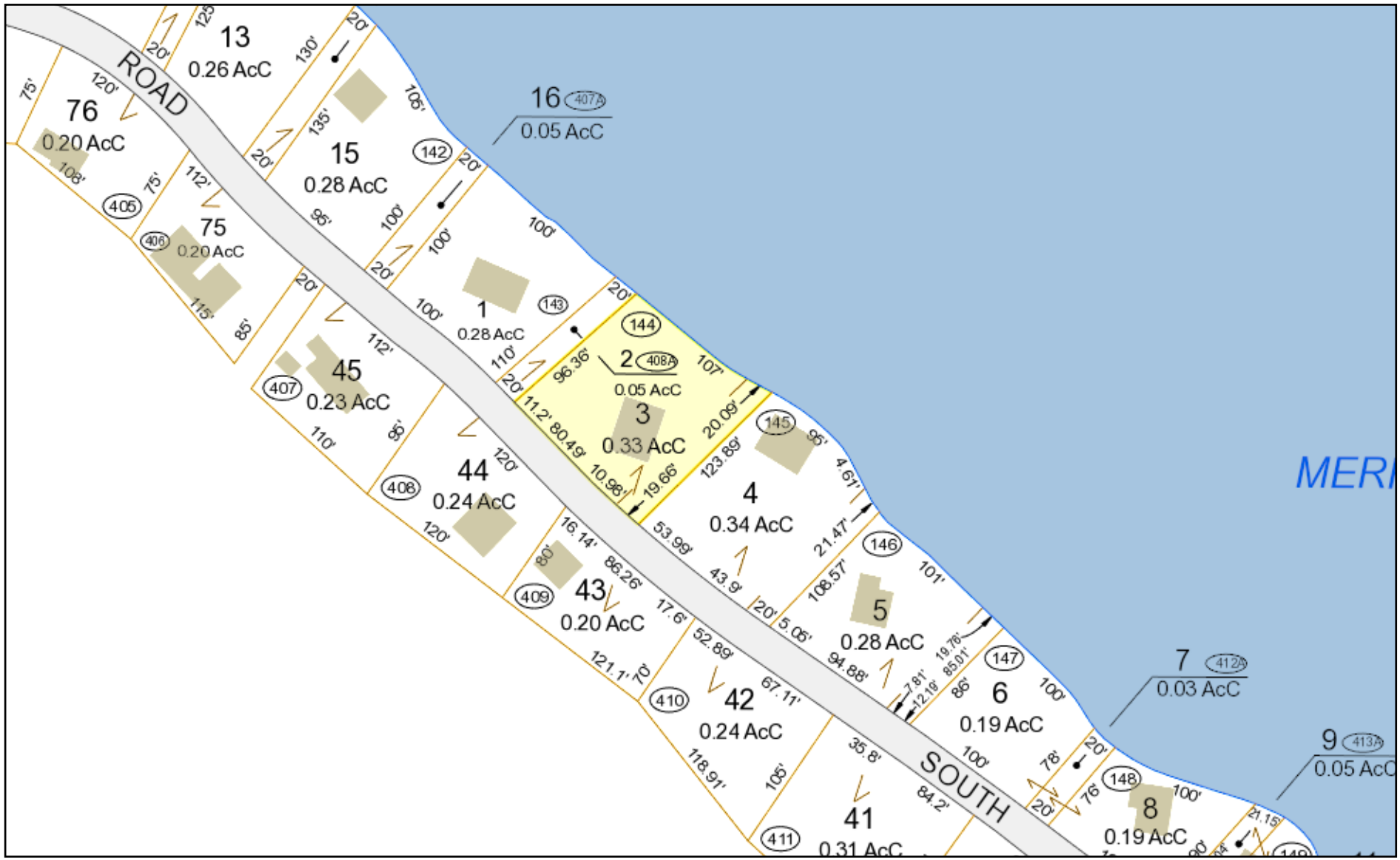

New Durham, NH

1 Inch = 100 Feet
December 02, 2015

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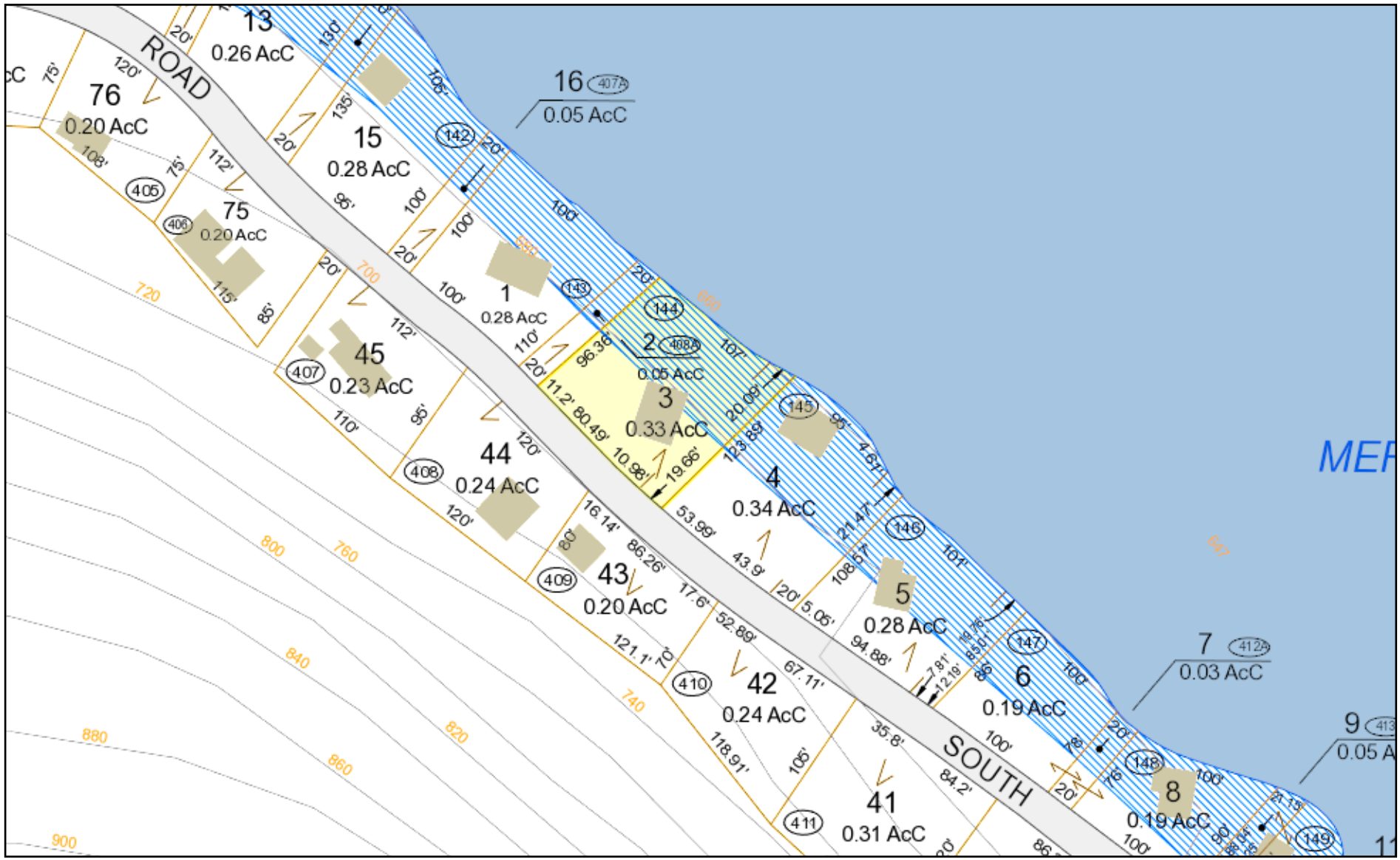

New Durham, NH

1 Inch = 100 Feet

December 02, 2015

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Property Card: **102 SOUTH SHORE ROAD**

Town of New Durham, NH

Parcel Information

Parcel ID:	122-003-000	**Map:**	122
Vision ID:	1726	**Lot:**	003
Owner:	NEVINS, CHRISTOPHER F & EILEEN A	**Use Description:**	SFR WATER MDL-01
Co-Owner:		**Zone:**	RAR
Mailing Address:	36 ASHBROOK DRIVE HAMPTON, NH 03842	**Land Area in Acres:**	0.53

Sale History		Assessed Value	
Book/Page:	3724/0234	**Land:**	$268,700
Sale Date:	3/31/2009	**Buildings:**	$143,400
Sale Price:	$0	**Extra Bldg Features:**	$2,500
		Outbuildings:	$22,000
		Total:	$412,100

Building Details: Building # 1

Model:	Residential	**Int Wall Desc 1:**	Drywall/Sheet
Living Area:	1288	**Int Wall Desc 2:**	
Appr. Year Built:	1995	**Ext Wall Desc 1:**	Clapboard
Style:	Cape Cod	**Ext Wall Desc 2:**	
Stories:	1.5	**Roof Cover:**	Asph/F Gls/Cmp
Occupancy:	1	**Roof Structure:**	Gable/Hip
No. Total Rooms:	5	**Heat Type:**	Hot Water
No. Bedrooms:	02	**Heat Fuel:**	Oil
No. Baths:	2	**A/C Type:**	None
No. Half Baths:	0		

From: DONNA JONES <jonesofboston@comcast.net>
Subject: Re: Merrymeeting Lake - our properties
Date: July 28, 2021 at 2:34:45 PM EDT
To: "eileen@eileennevins.com" <eileen@eileennevins.com>

There does seem to be some confusion. We re-checked with New Durham Town Hall, who reassured us that the State / Town Lot Plans are the officially recognized documents.

The attached Lot Plan shows #101's 20-foot, rectangular lower Lot, running in a straight line from the road to the water. This public information can also be viewed online.

Our intent is simply to reconfirm the documented property boundaries, so that when the properties change hands, there is no confusion.

When can we take a few minutes to review, in-person? It's typically better than email.

Thanks again,
Donna and Steve Jones
On 07/28/2021 12:37 PM Eileen Nevins <eileen@eileennevins.com> wrote:

Well I am confused because we had a property surveyed a few years ago and our driveway is not on your property according to the surveyor. If you remember the marker is was in the middle of the tree that was cut down. If you have an individual survey plan that shows this encroachment rather than the town plans which are in no way reliable as the entire road is off centered. Perhaps you can draw out specifically what you are referring to as an encroachment and I can discuss it with our surveyor. By the way, our driveway followed the same path it had before, it was only new blacktop.

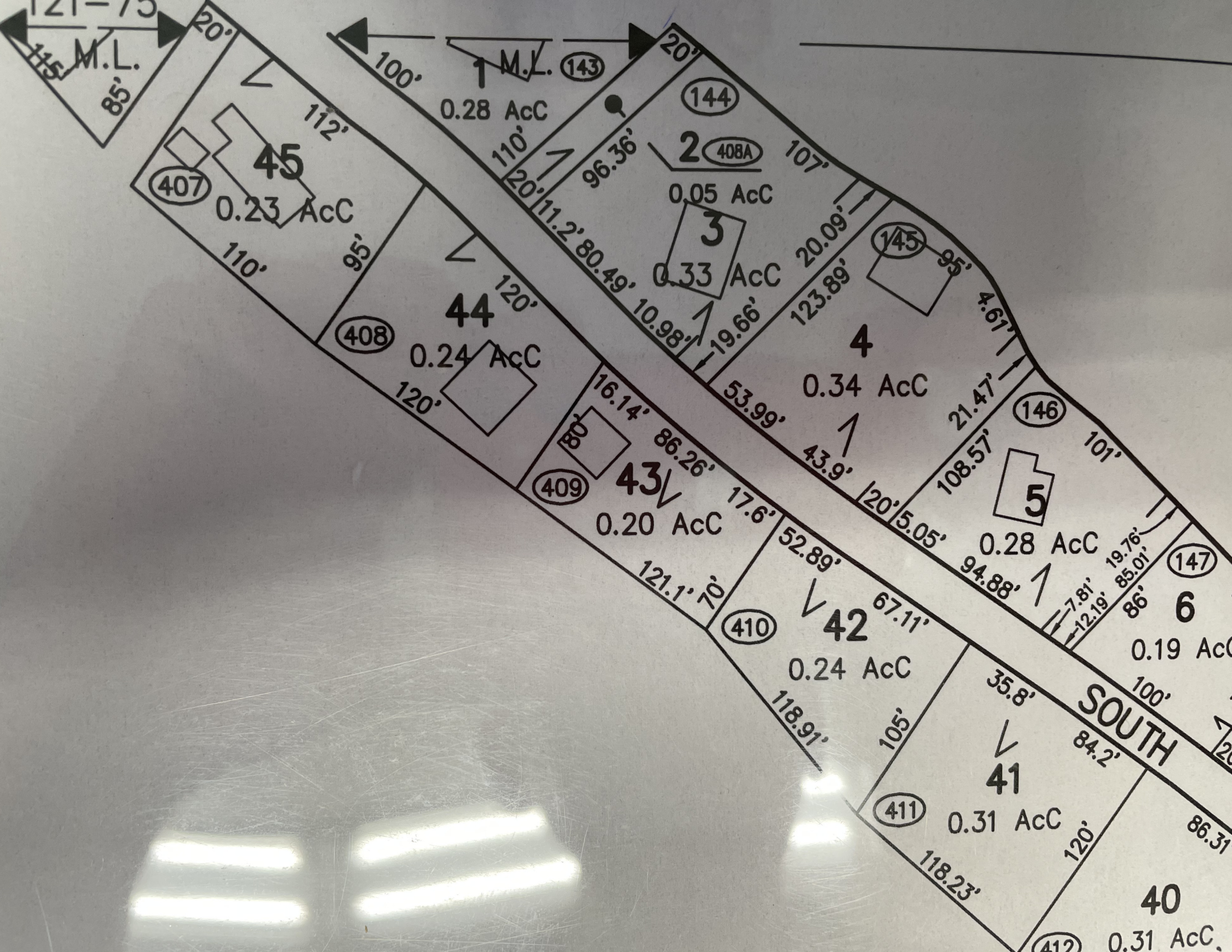
On Jul 28, 2021, at 12:31 PM, DONNA JONES < jonesofboston@comcast.net> wrote:
Hi, Eileen. It's been a while since we spoke, with us being away from the Lake all Winter and Spring. We wanted to speak with you about your Lake house driveway, and how it overlaps our property line.

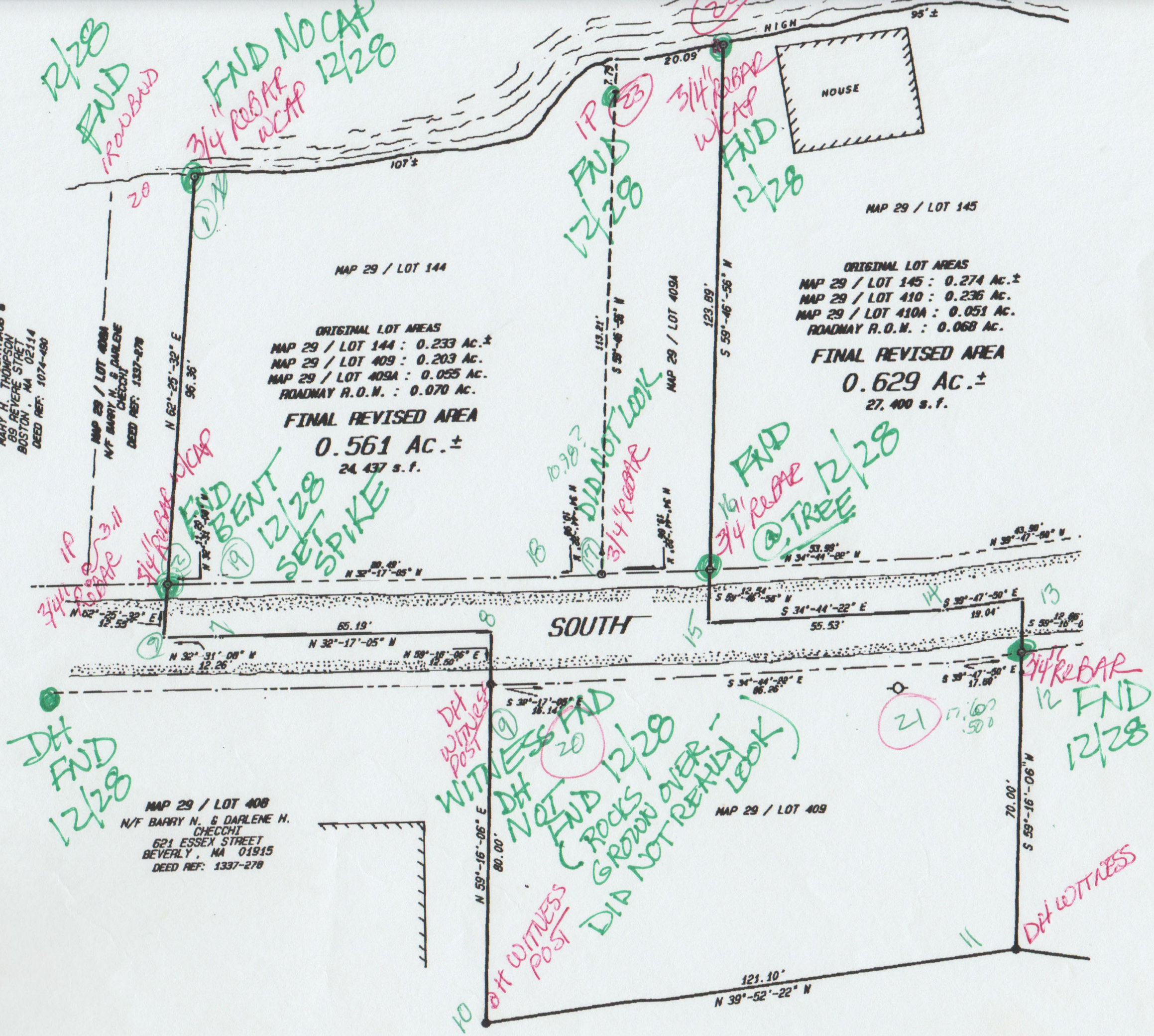
Reviewing the Town Lot Plans, we understand that 101 South Shore Road comprises 2 pieces of land - the upper lot above the road, and the lower lot which is rectangular, 20-feet wide, and runs in a straight line from the road to the water.

The driveway of #102 cuts at an angle across our lower lot. To our knowledge, there is no easement across our property for this, and it will be a discussion item as / when we sell our property.

We've been meaning to talk with you since #102's driveway was re-configured, and we'd prefer that this doesn't become contentious. Please let us know when we can talk this through with you and Chris, preferably in-person, when you're next up at the Lake.

Thank you,
Donna and Steve Jones


121–75
M.L.
115'
85'
20'
112'
45
0.23 AcC
407
110'
95'
120'
44
0.24 AcC
408
120'
100'
1
M.L.
143
0.28 AcC
110'
20'
144
2
408A
0.05 AcC
96.36'
107'
11.2'
80.49'
10.98'
19.66'
3
0.33 AcC
20.09'
123.89'
145
95'
4.61'
4
0.34 AcC
53.99'
43.9'
20'
21.47'
108.57'
146
101'
5
0.28 AcC
5.05'
94.88'
19.76'
85.01'
7.81'
12.19'
86'
147
6
0.19 AcC
100'
80'
16.14'
86.26'
17.6'
409
43
0.20 AcC
121.1'
70'
52.89'
67.11'
410
42
0.24 AcC
118.91'
105'
35.8'
84.2'
411
41
0.31 AcC
120'
118.23'
SOUTH
86.31
40
412
0.31 AcC.



RED = MONUMENTS CALLED FOR ON RECORD PLANS

GREEN = MONUMENTS FOUND AND FLAGGED 12/28/2015

New Durham, NH

1 inch = 50 Feet

0 50 100 150

July 29, 2021

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New Durham, NH

1 inch = 50 Feet

0 50 100 150

July 29, 2021

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New Durham, NH

1 inch = 50 Feet

0 50 100 150

July 29, 2021

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